



STATE OF UTAH - DEPARTMENT OF ADMINISTRATIVE SERVICES

DFCM

Division of Facilities Construction and Management

**MULTI-STEP BIDDING PROCESS
FOR
CONTRACTORS**

**Request For Solicitation For
Construction Services**

Stage II – General Contractors Bidders List

September 13, 2006

**TENANT IMPROVEMENTS
OFFICE OF REHABILITATION
BRIGHAM CITY REGIONAL COMPLEX**

**DIVISION OF FACILITIES CONSTRUCTION
AND MANAGEMENT
BRIGHAM CITY, UTAH**

DFCM Project No. 06226310

**Design Interface LLC
925 South 200 West
Salt Lake City, Utah 84101**

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Current copies of the following documents are hereby made part of these contract documents by reference. These documents are available on the DFCM web site at <http://dfcm.utah.gov> or are available upon request from DFCM:

DFCM General Conditions dated May 25, 2005

DFCM Application and Certificate for Payment dated May 25, 2005

Technical Specifications:

Drawings:

The Agreement and General Conditions dated May 25, 2005 have been updated from versions that were formally adopted and in use prior to this date. The changes made to the General Conditions are identified in a document entitled Revisions to General Conditions that is available on DFCM's web site at <http://dfcm.utah.gov>

INVITATION TO BID

ONLY FIRMS PRE-QUALIFIED DURING STAGE I OF THE RFS ARE ALLOWED TO BID ON THIS PROJECT

The State of Utah - Division of Facilities Construction and Management (DFCM) is requesting bids for the construction of the following project:

TENANT IMPROVEMENTS – OFFICE OF REHABILITATION

BRIGHAM CITY REGIONAL COMPLEX

DIVISION OF FACILITIES CONSTRUCTION AND MANAGEMENT - BRIGHAM CITY, UTAH

DFCM PROJECT NO: 06226310

Project Description: Remodel existing area (approximately 2,880 sqft) including removal of existing walls and replacement with new floor plan, addition of new skylights, installation of electrical to fit new floor plan, and relocation of HVAC and fire protection to fit new floor plan. Construction Cost Estimate: \$170,000.

<u>FIRM NAME</u>	<u>POINT OF CONTACT</u>	<u>PHONE</u>	<u>FAX</u>
Bailey Construction Co., Inc.	Tracy Bailey	(435) 245-6412	(435) 245-6413
Bellock Construction, Inc	Melody Bellock	(801) 277-7805	(801) 277-5751
Big-D Construction	Dale Satterthwaite	(801) 415-6000	(801) 415-6900
Broderick and Henderson Const	Gary Broderick	(801) 225-9213	(801) 225-4697
CDC Restoration & Construction	Ralph Midgley	(801) 261-8525	(801) 266-6645
Chad Husband Construction, Inc.	Richard Marshall	(801) 972-1146	(801) 886-1784
Darrell Anderson Construction	James Anderson	(435) 752-6860	(435) 752-7606
Dutson Building, Inc	Richard Dutson	(801) 978-9300	(801) 978-0300
Garff Construction	Phil Henriksen	(801) 973-4248	(801) 972-1928
Gramoll Construction	Ken Romney	(801) 295-2341	(801) 295-2356
JC Construction	John Cecala	(801) 262-0578	(801) 262-7966
Jepson Construction	Rick Jepson	(801) 774-8860	(801) 773-8980
Keller Construction	S. Daniel Hill	(801) 972-1018	(801) 972-1063
McCullough Engineering	Jim McCullough	(801) 466-4949	(801) 466-4989
Peck Ormsby Construction	James R. North	(801) 766-1700	(801) 766-1715
Spindler Construction Corporation	Gary R. Stevens	(435) 753-0722	(435) 753-0728
Veritas, Inc.	Dan A. Parkinson	(801) 671-9820	(801) 572-5899
Wade Payne Construction, Inc.	Wade Payne	(801) 226-6144	(801) 226-7772
Wasatch West Construction	JD Tyrrell	(801) 677-0064	(801) 299-8541

The bid documents will be available at 10:00 AM on Wednesday, September 13, 2006 in electronic format from DFCM at 4110 State Office Building, Salt Lake City, Utah 84114, telephone (801)538-3018 and on the DFCM web page at <http://dfcm.utah.gov>. For questions regarding this project, please contact Darrell Hunting, Project Manager, DFCM, at (801)538-9617. No others are to be contacted regarding this project. A **MANDATORY** pre-bid meeting and site visit will be held at 10:00 AM on Tuesday, September 19, 2006 at 265 West 1100 South, Brigham City, Utah. See construction drawings for location in building. All pre-qualified prime contractors wishing to bid on this project must attend this meeting.

Bids must be submitted by 3:00 PM on Tuesday, October 3, 2006 to DFCM, 4110 State Office Building, Salt Lake City, Utah 84114. Bids will be opened and read aloud in the DFCM Conference Room, 4110 State Office Building, Salt Lake City, Utah. Note: Bids must be received at 4110 State Office Building by the specified time. The contractor shall comply with and require all of its subcontractors to comply with the license laws as required by the State of Utah. A bid bond in the amount of five percent (5%) of the bid amount, made payable to the Division of Facilities Construction and Management on DFCM's bid bond form, shall accompany the bid.

The Division of Facilities Construction & Management reserves the right to reject any or all bids or to waive any formality or technicality in any bid in the interest of the State.

DIVISION OF FACILITIES CONSTRUCTION AND MANAGEMENT
MARLA WORKMAN, CONTRACT COORDINATOR
4110 State Office Bldg., Salt Lake City, Utah 84114

STAGE II - MULTI-STEP BIDDING PROCESS

ONLY FIRMS PRE-QUALIFIED DURING STAGE I OF THE RFS ARE ALLOWED TO BID ON THIS PROJECT

1. Invitational Bid Procedures

The following is an overview of the invitational bid process. More detailed information is contained throughout the document. Contractors are responsible for reading and complying with all information contained in this document.

Notification: DFCM will notify each registered pre-qualified firm (via fax or e-mail) when a project is ready for Construction Services and invite them to bid on the project.

Description of Work: A description of work or plans/specifications will be given to each contractor. If required, the plans and specifications will be available on the DFCM web page at <http://dfcm.utah.gov> and on CDs from DFCM, at 4110 State Office Building, Salt Lake City, Utah 84114.

Schedule: The Stage II Schedule shows critical dates including the mandatory pre-bid site meeting (if required), the question and answer period, the bid submittal deadline, the subcontractor list submittal deadline, etc. Contractors are responsible for meeting all deadlines shown on the schedule.

Mandatory Pre-Bid Site Meeting: If a firm fails to attend a pre-bid site meeting labeled “Mandatory” they will not be allowed to bid on the project. At the mandatory meeting, contractors may have an opportunity to inspect the site, receive additional instructions and ask questions about project. The schedule contains information on the date, time, and place of the mandatory pre-bid site meeting.

Written Questions: All questions must be in writing and directed to DFCM’s project manager assigned to this project. No others are to be contacted regarding this project. The schedule contains information on the deadline for submitting questions.

Addendum: All clarifications from DFCM will be in writing and issued as an addendum to the RFS. Addenda will be posted on DFCM’s web site at <http://dfcm.utah.gov>. Contractors are responsible for obtaining information contained in each addendum from the web site. Addenda issued prior to the submittal deadline shall become part of the bidding process and must be acknowledged on the bid form. Failure to acknowledge addenda may result in disqualification from bidding.

Submitting Bids: Bids must be submitted to DFCM 4110 State Office Building, Salt Lake City, Utah 84114 by the deadline indicated on the schedule. Bids submitted after the deadline will not be accepted. Bids will be opened at DFCM on the date, time, and place indicated on the schedule.

Subcontractors List: The firm selected for the project must submit a list of all subcontractors by the deadline indicated on the schedule contained in this document.

Pre-qualified List of Contractors: Contractors shall remain on DFCM’s list of pre-qualified contractors provided: (a) they maintain a performance rating of 4 or greater on each project, (b) they are not suspended for failure to comply with requirements of their contract, (c) the firm has not undergone a significant reorganization involving the loss of key personnel (site superintendents, project managers, owners, etc.) to a degree such that the firm no longer meets the pre-qualification requirements outlined in Stage I, (d) the financial viability of the firm has not significantly changed, and (e) the firm is not otherwise disqualified by DFCM. Note: If a contractor fails to comply with items (a) through (e) above, they may be removed from DFCM’s list of pre-qualified contractors following an evaluation by a review committee. Contractors will be given the opportunity to address the review committee before a decision is made. Pre-qualified contractors are ONLY authorized to bid on projects within the discipline that they were originally pre-qualified under.

2. Drawings and Specifications and Interpretations

Drawings, specifications and other contract documents may be obtained as stated in the Invitation to Bid. If any firm is in doubt as to the meaning or interpretation of any part of the drawings, specifications, scope of work or contract documents, they shall submit, in writing, a request for interpretation to the authorized DFCM representative by the deadline identified in the schedule. Answers to questions and interpretations will be made via addenda issued by DFCM. Neither DFCM or the designer shall be responsible for incorrect information obtained by contractors from sources other than the official drawings/specifications and addenda issued by DFCM.

3. Product Approvals

Where reference is made to one or more proprietary products in the contract documents, but restrictive descriptive materials of one or more manufacturer(s) is referred to in the contract documents, the products of other manufacturers will be accepted, provided they equal or exceed the standards set forth in the drawings and specifications and are compatible with the intent and purpose of the design, subject to the written approval of the Designer. Such written approval must occur prior to the deadline established for the last scheduled addendum to be issued. The Designer's written approval will be included as part of the addendum issued by DFCM. If the descriptive material is not restrictive, the products of other manufacturers specified will be accepted without prior approval provided they are compatible with the intent and purpose of the design as determined by the Designer.

4. Addenda

All clarifications from DFCM will be in writing and issued as an addendum to the RFS. Addenda will be posted on DFCM's web site at <http://dfcm.utah.gov>. Contractors are responsible for obtaining information contained in each addendum from the web site. Addenda issued prior to the submittal deadline shall become part of the bidding process and must be acknowledged on the bid form. Failure to acknowledge addenda shall result in disqualification from bidding. DFCM shall not be responsible for incorrect information obtained by contractors from sources other than official addenda issued by DFCM.

5. Financial Responsibility of Contractors, Subcontractors and Sub-subcontractors

Contractors shall respond promptly to any inquiry in writing by DFCM to any concern of financial responsibility of the Contractor, Subcontractor or Sub-subcontractor. Failure to respond may result in suspension from DFCM's list of pre-qualified contractors.

6. Licensure

The Contractor shall comply with and require all of its Subcontractors to comply with the license laws as required by the State of Utah.

7. Time is of the Essence

Time is of the essence in regard to all the requirements of the contract documents.

8. Bids

Before submitting a bid, each bidder shall carefully examine the contract documents; shall visit the site of the work; shall fully inform themselves as to all existing conditions and limitations; and shall include in the bid the cost of all items required by the contract documents including those added via addenda. If the bidder observes that portions of the contract documents are at variance with applicable laws, building codes, rules, regulations or contain obvious erroneous or uncoordinated information, the bidder shall promptly notify the DFCM Project Manager prior to the bidding deadline. Changes necessary to correct these issues will be made via addenda issued by DFCM.

The bid, bearing original signatures, must be typed or handwritten in ink on the Bid Form provided in the procurement documents and submitted in a sealed envelope at the location specified by the Invitation to Bid prior to the published deadline for the submission of bids.

Bid bond security, in the amount of five percent (5%) of the bid, made payable to the Division of Facilities Construction and Management, shall accompany bid. **THE BID BOND MUST BE ON THE BID BOND FORM PROVIDED IN THE PROCUREMENT DOCUMENTS IN ORDER TO BE CONSIDERED AN ACCEPTABLE BID.**

If the bid bond security is submitted on a form other than DFCM's required bid bond form, and the bid security meets all other legal requirements, the bidder will be allowed to provide an acceptable bid bond by the close of business on the next business day following notification by DFCM of submission of a defective bid bond security. **A cashier's check cannot be used as a substitute for a bid bond.**

9. Listing of Subcontractors

Listing of Subcontractors shall be as summarized in the "Instructions and Subcontractor's List Form", included as part of the contract documents. The subcontractors list shall be delivered to DFCM or faxed to DFCM at (801)538-3677 within 24 hours of the bid opening. Requirements for listing additional subcontractors will be listed in the contract documents.

DFCM retains the right to audit or take other steps necessary to confirm compliance with requirements for the listing and changing of subcontractors. Any contractor who is found to not be in compliance with these requirements may be suspended from DFCM's list of pre-qualified contractors.

10. Contract and Bond

The Contractor's Agreement will be in the form provided in this document. The duration of the contract shall be for the time indicated by the project completion deadline shown on the schedule. The successful bidder, simultaneously with the execution of the Contractor's Agreement, will be required to furnish a performance bond and a payment bond, both bearing original signatures, upon the forms provided in the procurement documents. The performance and payment bonds shall be for an amount equal to one hundred percent (100%) of the Contract Sum and secured from a company that meets the requirements specified in the requisite forms. Any bonding requirements for Subcontractors will be specified in the Supplementary General Conditions.

11. Award of Contract

The Contract will be awarded as soon as possible to the lowest, responsive and responsible bidder, based on the lowest combination of base bid and acceptable prioritized alternates, provided the bid is reasonable, is in the interests of DFCM to accept and after applying the Utah Preference Laws in U.C.A. Title 63, Chapter 56. DFCM reserves the right to waive any technicalities or formalities in any bid or in the bidding. Alternates will be accepted on a prioritized basis with Alternate 1 being highest priority, Alternate 2 having second priority, etc. Alternates will be selected in prioritized order up to the construction cost estimate.

12. Right to Reject Bids

DFCM reserves the right to reject any or all Bids.

13. Withdrawal of Bids

Bids may be withdrawn on written request received from bidders within 24 hours after the bid opening if the contractor has made an error in preparing the bid.

14. DFCM Contractor Performance Rating

As a contractor completes each project, DFCM will evaluate project performance based on the enclosed “DFCM Contractor Performance Rating” form. The ratings issued on this project may affect the firm’s “pre-qualified” status and their ability to obtain future work with DFCM.

**Division of Facilities Construction and Management****Stage II
PROJECT SCHEDULE**

PROJECT NAME: TENANT IMPROVEMENTS - OFFICE OF REHABILITATION BRIGHAM CITY REGIONAL COMPLEX – DFCM – BRIGHAM CITY, UTAH DFCM PROJECT #: 06226310				
Event	Day	Date	Time	Place
Stage II Bidding Documents Available	Wednesday	September 13, 2006	10:00 AM	DFCM 4110 State Office Building SLC, UT and DFCM web site*
Mandatory Pre-bid Site Meeting	Tuesday	September 19, 2006	10:00 AM	265 West 1100 South Brigham City, UT
Deadline for Submitting Questions	Friday	September 22, 2006	4:00 PM	Darrell Hunting - DFCM Fax – (801) 538-3267 Email – dhunting@utah.gov
Final Addendum Issued	Tuesday	September 26, 2006	4:00 PM	DFCM web site*
Prime Contractors Turn in Bid and Bid Bond / Bid Opening in DFCM Conference Room	Tuesday	October 3, 2006	3:00 PM	DFCM 4110 State Office Building SLC, UT
Subcontractors List Due	Wednesday	October 4, 2006	3:00 PM	DFCM 4110 State Office Building SLC, UT
Project Completion Deadline	Friday	December 22, 2006	3:00 PM	Project Site

* DFCM's web site address is <http://dfcm.utah.gov>

**Division of Facilities Construction and Management****BID FORM**

NAME OF BIDDER _____ DATE _____

To the Division of Facilities Construction and Management
4110 State Office Building
Salt Lake City, Utah 84114

The undersigned, responsive to the "Notice to Contractors" and in accordance with the Request for Bids for the **TENANT IMPROVEMENTS – OFFICE OF REHABILITATION – BRIGHAM CITY REGIONAL COMPLEX – DIVISION OF FACILITIES CONSTRUCTION AND MANAGEMENT – BRIGHAM CITY, UTAH - DFCM PROJECT NO. 06226310** and having examined the Contract Documents and the site of the proposed Work and being familiar with all of the conditions surrounding the construction of the proposed Project, including the availability of labor, hereby proposes to furnish all labor, materials and supplies as required for the Work in accordance with the Contract Documents as specified and within the time set forth and at the price stated below. This price is to cover all expenses incurred in performing the Work required under the Contract Documents of which this bid is a part:

I/We acknowledge receipt of the following Addenda: _____

For all work shown on the Drawings and described in the Specifications and Contract Documents, I/we agree to perform for the sum of:

_____ DOLLARS (\$_____)
(In case of discrepancy, written amount shall govern)

I/We guarantee that the Work will be Substantially Complete by **Friday, December 22, 2006**, should I/we be the successful bidder, and agree to pay liquidated damages in the amount of **\$500.00** per day for each day after expiration of the Contract Time as stated in Article 3 of the Contractor's Agreement.

This bid shall be good for 45 days after bid opening.

Enclosed is a 5% bid bond, as required, in the sum of _____

The undersigned Contractor's License Number for Utah is _____.

BID FORM
PAGE NO. 2

Upon receipt of notice of award of this bid, the undersigned agrees to execute the contract within ten (10) days, unless a shorter time is specified in Contract Documents, and deliver acceptable Performance and Payment bonds in the prescribed form in the amount of 100% of the Contract Sum for faithful performance of the contract. The Bid Bond attached, in the amount not less than five percent (5%) of the above bid sum, shall become the property of the Division of Facilities Construction and Management as liquidated damages for delay and additional expense caused thereby in the event that the contract is not executed and/or acceptable 100% Performance and Payment bonds are not delivered within time set forth.

Type of Organization: _____
(Corporation, Partnership, Individual, etc.)

Any request and information related to Utah Preference Laws:

Respectfully submitted,

Name of Bidder

ADDRESS:

Authorized Signature

BID BOND

(Title 63, Chapter 56, U. C. A. 1953, as Amended)

KNOW ALL PERSONS BY THESE PRESENTS:

That _____ hereinafter referred to as the "Principal," and _____, a corporation organized and existing under the laws of the State of _____, with its principal office in the City of _____ and authorized to transact business in this State and U. S. Department of the Treasury Listed, (Circular 570, Companies Holding Certificates of Authority as Acceptable Securities on Federal Bonds and as Acceptable Reinsuring Companies); hereinafter referred to as the "Surety," are held and firmly bound unto the STATE OF UTAH, hereinafter referred to as the "Obligee," in the amount of \$ _____ (5% of the accompanying bid), being the sum of this Bond to which payment the Principal and Surety bind themselves, their heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

THE CONDITION OF THIS OBLIGATION IS SUCH that whereas the Principal has submitted to Obligee the accompanying bid incorporated by reference herein, dated as shown, to enter into a contract in writing for the _____ Project.

NOW, THEREFORE, THE CONDITION OF THE ABOVE OBLIGATION IS SUCH, that if the said principal does not execute a contract and give bond to be approved by the Obligee for the faithful performance thereof within ten (10) days after being notified in writing of such contract to the principal, then the sum of the amount stated above will be forfeited to the State of Utah as liquidated damages and not as a penalty; if the said principal shall execute a contract and give bond to be approved by the Obligee for the faithful performance thereof within ten (10) days after being notified in writing of such contract to the Principal, then this obligation shall be null and void. It is expressly understood and agreed that the liability of the Surety for any and all defaults of the Principal hereunder shall be the full penal sum of this Bond. The Surety, for value received, hereby stipulates and agrees that obligations of the Surety under this Bond shall be for a term of sixty (60) days from actual date of the bid opening.

PROVIDED, HOWEVER, that this Bond is executed pursuant to provisions of Title 63, Chapter 56, Utah Code Annotated, 1953, as amended, and all liabilities on this Bond shall be determined in accordance with said provisions to same extent as if it were copied at length herein.

IN WITNESS WHEREOF, the above bounden parties have executed this instrument under their several seals on the date indicated below, the name and corporate seal of each corporate party being hereto affixed and these presents duly signed by its undersigned representative, pursuant to authority of its governing body.

DATED this _____ day of _____, 20_____.

Principal's name and address (if other than a corporation):

By: _____

Title: _____

Principal's name and address (if a corporation):

By: _____

Title: _____
(Affix Corporate Seal)

Surety's name and address:

STATE OF _____)
COUNTY OF _____) ss.

By: _____
Attorney-in-Fact (Affix Corporate Seal)

On this ____ day of _____, 20____, personally appeared before me _____, whose identity is personally known to me or proved to me on the basis of satisfactory evidence, and who, being by me duly sworn, did say that he/she is the Attorney-in-fact of the above-named Surety Company, and that he/she is duly authorized to execute the same and has complied in all respects with the laws of Utah in reference to becoming sole surety upon bonds, undertakings and obligations, and that he/she acknowledged to me that as Attorney-in-fact executed the same.

Subscribed and sworn to before me this _____ day of _____, 20____.
My Commission Expires: _____
Resides at: _____

Agency: _____
Agent: _____
Address: _____
Phone: _____

NOTARY PUBLIC

Approved As To Form: May 25, 2005
By Alan S. Bachman, Asst Attorney General

**Division of Facilities Construction and Management****INSTRUCTION AND SUBCONTRACTORS LIST FORM**

The three low bidders, as well as all other bidders that desire to be considered, are required by law to submit to DFCM within 24 hours of bid opening a list of **ALL** first-tier subcontractors, including the subcontractor's name, bid amount and other information required by Building Board Rule and as stated in these Contract Documents, on the following basis:

PROJECTS UNDER \$500,000 - ALL SUBS \$20,000 OR OVER MUST BE LISTED
PROJECTS \$500,000 OR MORE - ALL SUBS \$35,000 OR OVER MUST BE LISTED

- Any additional subcontractors identified in the bid documents shall also be listed.
- The DFCM Director may not consider any bid submitted by a bidder if the bidder fails to submit a subcontractor list meeting the requirements of State law.
- List subcontractors for base bid as well as the impact on the list that the selection of any alternate may have.
- Bidder may not list more than one subcontractor to perform the same work.
- Bidder must list "Self" if performing work itself.

LICENSURE:

The subcontractor's name, the type of work, the subcontractor's bid amount, and the subcontractor's license number as issued by DOPL, if such license is required under Utah Law, shall be listed. Bidder shall certify that all subcontractors, required to be licensed, are licensed as required by State law. A subcontractor includes a trade contractor or specialty contractor and does not include suppliers who provide only materials, equipment, or supplies to a contractor or subcontractor.

BIDDER LISTING 'SELF' AS PERFORMING THE WORK:

Any bidder that is properly licensed for the particular work and intends to perform that work itself in lieu of a subcontractor that would otherwise be required to be on the subcontractor list, must insert the term 'Self' for that category on the subcontractor list form. Any listing of 'Self' on the sublist form shall also include the amount allocated for that work.

'SPECIAL EXCEPTION':

A bidder may list 'Special Exception' in place of a subcontractor when the bidder intends to obtain a subcontractor to perform the work at a later date because the bidder was unable to obtain a qualified or reasonable bid under the provisions of U.C.A. Section 63A-5-208(4). The bidder shall insert the term 'Special Exception' for that category of work, and shall provide documentation with the subcontractor list describing the bidder's efforts to obtain a bid of a qualified subcontractor at a reasonable cost and why the bidder was unable to obtain a qualified subcontractor bid. The Director must find that the bidder complied in good faith with State law requirements for any 'Special Exception' designation, in order for the bid to be considered. If awarded the contract, the Director shall supervise the bidder's efforts to obtain a qualified subcontractor bid. The amount of the awarded contract may not be adjusted to reflect the actual amount of the subcontractor's bid. Any listing of 'Special Exception' on the sublist form shall also include amount allocated for that work.

INSTRUCTIONS AND SUBCONTRACTORS LIST FORM

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GROUND FOR DISQUALIFICATION:

The Director may not consider any bid submitted by a bidder if the bidder fails to submit a subcontractor list meeting the requirements of State law. Director may withhold awarding the contract to a particular bidder if one or more of the proposed subcontractors are considered by the Director to be unqualified to do the Work or for such other reason in the best interest of the State of Utah. Notwithstanding any other provision in these instructions, if there is a good faith error on the sublist form, at the sole discretion of the Director, the Director may provide notice to the contractor and the contractor shall have 24 hours to submit the correction to the Director. If such correction is submitted timely, then the sublist requirements shall be considered met.

CHANGES OF SUBCONTRACTORS SPECIFICALLY IDENTIFIED ON SUBLIST FORM:

Subsequent to twenty-four hours after the bid opening, the contractor may change its listed subcontractors only after receiving written permission from the Director based on complying with all of the following criteria.

- (1) The contractor has established in writing that the change is in the best interest of the State and that the contractor establishes an appropriate reason for the change, which may include, but not is not limited to, the following reasons: the original subcontractor has failed to perform, or is not qualified or capable of performing, and/or the subcontractor has requested in writing to be released.
- (2) The circumstances related to the request for the change do not indicate any bad faith in the original listing of the subcontractors.
- (3) Any requirement set forth by the Director to ensure that the process used to select a new subcontractor does not give rise to bid shopping.
- (4) Any increase in the cost of the subject subcontractor work is borne by the contractor.
- (5) Any decrease in the cost of the subject subcontractor work shall result in a deductive change order being issued for the contract for such decreased amount.
- (6) The Director will give substantial weight to whether the subcontractor has consented in writing to being removed unless the Contractor establishes that the subcontractor is not qualified for the work.

EXAMPLE:

Example of a list where there are only four subcontractors:

TYPE OF WORK	SUBCONTRACTOR, "SELF" OR "SPECIAL EXCEPTION"	SUBCONTRACTOR BID AMOUNT	CONT. LICENSE #
ELECTRICAL	ABCD Electric Inc.	\$350,000.00	123456789000
LANDSCAPING	"Self"	300,000.00	123456789000
CONCRETE (ALTERNATE #1)	XYZ Concrete Inc	298,000.00	987654321000
MECHANICAL	"Special Exception" (attach documentation)	Fixed at: 350,000.00	(TO BE PROVIDED AFTER OBTAINING SUBCONTRACTOR)

**PURSUANT TO STATE LAW - SUBCONTRACTOR BID AMOUNTS CONTAINED IN THIS
SUBCONTRACTOR LIST SHALL NOT BE DISCLOSED UNTIL THE CONTRACT HAS BEEN AWARDED.**

**Division of Facilities Construction and Management****SUBCONTRACTORS LIST
FAX TO 801-538-3677****PROJECT TITLE:** _____**Caution:** You must read and comply fully with instructions.

TYPE OF WORK	SUBCONTRACTOR, "SELF" OR "SPECIAL EXCEPTION"	SUBCONTRACTOR BID AMOUNT	CONT. LICENSE #

We certify that:

1. This list includes all subcontractors as required by the instructions, including those related to the base bid as well as any alternates.
2. We have listed "Self" or "Special Exception" in accordance with the instructions.
3. All subcontractors are appropriately licensed as required by State law.

FIRM: _____

DATE: _____

SIGNED BY: _____

NOTICE: FAILURE TO SUBMIT THIS FORM, PROPERLY COMPLETED AND SIGNED, AS REQUIRED IN THESE CONTRACT DOCUMENTS, SHALL BE GROUNDS FOR DFCMS REFUSAL TO ENTER INTO A WRITTEN CONTRACT WITH BIDDER. ACTION MAY BE TAKEN AGAINST BIDDERS BID BOND AS DEEMED APPROPRIATE BY DFCM. ATTACH A SECOND PAGE IF NECESSARY.

FUGITIVE DUST PLAN

The Contractor will fill out the form and file the original with the Division of Air Quality and a copy of the form with the Division of Facilities Construction & Management, prior to the issuance of any notice to proceed.

The Contractor will be fully responsible for compliance with the Fugitive Dust Control Plan, including the adequacy of the plan, any damages, fines, liability, and penalty or other action that results from noncompliance.

Utah Division of Air Quality

April 20, 1999

**GUIDANCE THAT MUST BE CONSIDERED IN DEVELOPING AND SUBMITTING A
DUST CONTROL PLAN FOR COMPLIANCE WITH R307-309-3, 4, 5, 6, 7**

Source Information:

1. Name of your operation (source): provide a name if the source is a construction site.
2. Address or location of your operation or construction site.
3. UTM coordinates or Longitude/Latitude of stationary emission points at your operation.
4. Lengths of the project, if temporary (time period).
5. Description of process (include all sources of dust and fugitive dust). Please, if necessary, use additional sheets of paper for this description. Be sure to mark it as an attachment.
6. Type of material processed or disturbed.
7. Amount of material processed (tons per year, tons per month, lbs./hr., and applicable units).

8. Destination of product (where will the material produced be used or transported, be specific, provide address or specific location), information needed for temporary relocation applicants.

9. Identify the individual who is responsible for the implementation and maintenance of fugitive dust control measures. List name(s), position(s) and telephone number(s).

10. List, and attach copies of any contract lease, liability agreement with other companies that may, or will, be responsible for dust control on site or on the project.

Description of Fugitive Dust Emission Activities
(Things to consider in addressing fugitive dust control strategies.)

1. Type of activities (drilling and blasting, road construction, development construction, earth moving and excavation, handling and hauling materials, cleaning and leveling, etc).
2. List type of equipment generating the fugitive dust.
3. Diagram the location of each activity or piece of equipment on site. Please attach the diagram.
4. Provide pictures or drawings of each activity. Include a drawing of the unpaved/paved road network used to move loads “on” and “off” property.
5. Vehicle miles travels on unpaved roads associated with the activity (average speed).
6. Type of dust emitted at each source (coal, cement, sand, soil, clay, dust, etc.)
7. Estimate the size of the release area at which the activity occurs (square miles). For haul or dirt roads include total miles of road in use during the activity.

Description of Fugitive Dust Emission Controls on Site

Control strategies must be designed to meet 20% opacity or less on site (a lesser opacity may be defined by Approval Order conditions or federal requirements such as NSPS), and control strategies must prevent exceeding 10% opacity from fugitive dust at the property boundary (site boundary) for compliance with R307-309-3.

1. Types of ongoing emission controls proposed for each activity, each piece of equipment, and haul roads.
2. Types of additional dust controls proposed for bare, exposed surfaces (chemical stabilization, synthetic cover, wind breaks, vegetative cover, etc).
3. Method of application of dust suppressant.
4. Frequency of application of dust suppressant.
5. Explain what triggers the use of a special control measure other than routine measures already in place, such as covered loads or measures covered by a permit condition (increase in opacity, high winds, citizen complaints, dry conditions, etc).
6. Explain in detail what control strategies/measures will be implemented off-hours, i.e., Saturdays/Sundays/Holidays, as well as 6 PM to 6 AM each day.

Description of Fugitive Dust Control Off-site

Prevent, to the maximum extent possible, deposition of materials, which may create fugitive dust on public and private paved roads in compliance with R307-309-5, 6, 7.

1. Types of emission controls initiated by your operation that are in place “off” property (application of water, covered loads, sweeping roads, vehicle cleaning, etc.).

2. Proposed remedial controls that will be initiated promptly if materials, which may create fugitive dust, are deposited on public and private paved roads.

Submit the Dust Control Plan to:

Executive Secretary
Utah Air Quality Board
POB 144820
15 North 1950 West
Salt Lake City, Utah 84114-4820

Phone: (801) 536-4000
FAX: (801) 536-4099

Fugitive Dust Control Plan Violation Report

When a source is found in violation of R307-309-3 or in violation of the Fugitive Dust Control Plan, the source must submit a report to the Executive Secretary within 15 days after receiving a Notice of Violation. The report must include the following information:

1. Name and address of dust source.
2. Time and duration of dust episode.
3. Meteorological conditions during the dust episode.
4. Total number and type of fugitive dust activities and dust producing equipment within each operation boundary. If no change has occurred from the existing dust control plan, the source should state that the activity/equipment is the same.
5. Fugitive dust activities or dust producing equipment that caused a violation of R-307-309-3 or the source's dust control plan.
6. Reasons for failing to control dust from the dust generating activity or equipment.
7. New and/or additional fugitive dust control strategies necessary to achieve compliance with R307-309-3, 4, 5, 6, or 7.
8. If it can not be demonstrated that the current approved Dust Control Plan can result in compliance with R307-309-3 through 7, the Dust Control Plan must be revised so as to demonstrate compliance with 307-309-3 through 7. Within 30 days of receiving a fugitive dust Notice of Violation, the source must submit the revised Plan to the Executive Secretary for review and approval.

Submit the Dust Control Plan to:

Executive Secretary	Phone: (801) 536-4000
Utah Air Quality Board	FAX: (801) 536-4099
POB 144820	
15 North 1950 West	
Salt Lake City, Utah 84114-4820	

Attachments: DFCM Form FDR R-307-309, Rule 307-309

Page 7 of 7

CONTRACTOR'S AGREEMENT

FOR:

THIS CONTRACTOR'S AGREEMENT, made and entered into this ____ day of _____, 20__, by and between the DIVISION OF FACILITIES CONSTRUCTION AND MANAGEMENT, hereinafter referred to as "DFCM", and _____, incorporated in the State of _____ and authorized to do business in the State of Utah, hereinafter referred to as "Contractor", whose address is _____.

WITNESSETH: WHEREAS, DFCM intends to have Work performed at _____.

WHEREAS, Contractor agrees to perform the Work for the sum stated herein.

NOW, THEREFORE, DFCM and Contractor for the consideration provided in this Contractor's Agreement, agree as follows:

ARTICLE 1. SCOPE OF WORK. The Work to be performed shall be in accordance with the Contract Documents prepared by _____ and entitled "_____"

The DFCM General Conditions ("General Conditions") dated May 25, 2005 on file at the office of DFCM and available on the DFCM website, are hereby incorporated by reference as part of this Agreement and are included in the specifications for this Project. All terms used in this Contractor's Agreement shall be as defined in the Contract Documents, and in particular, the General Conditions.

The Contractor Agrees to furnish labor, materials and equipment to complete the Work as required in the Contract Documents which are hereby incorporated by reference. It is understood and agreed by the parties hereto that all Work shall be performed as required in the Contract Documents and shall be subject to inspection and approval of DFCM or its authorized representative. The relationship of the Contractor to the DFCM hereunder is that of an independent Contractor.

ARTICLE 2. CONTRACT SUM. The DFCM agrees to pay and the Contractor agrees to accept in full performance of this Contractor's Agreement, the sum of _____ DOLLARS AND NO CENTS (\$_____.00), which is the base bid, and which sum also includes the cost of a 100%

CONTRACTOR'S AGREEMENT
PAGE NO. 2

Performance Bond and a 100% Payment Bond as well as all insurance requirements of the Contractor. Said bonds have already been posted by the Contractor pursuant to State law. The required proof of insurance certificates have been delivered to DFCM in accordance with the General Conditions before the execution of this Contractor's Agreement.

ARTICLE 3. TIME OF COMPLETION AND DELAY REMEDY. The Work shall be Substantially Complete within _____ (____) calendar days after the date of the Notice to Proceed. Contractor agrees to pay liquidated damages in the amount of \$_____ per day for each day after expiration of the Contract Time until the Contractor achieves Substantial Completion in accordance with the Contract Documents, if Contractor's delay makes the damages applicable. The provision for liquidated damages is: (a) to compensate the DFCM for delay only; (b) is provided for herein because actual damages can not be readily ascertained at the time of execution of this Contractor's Agreement; (c) is not a penalty; and (d) shall not prevent the DFCM from maintaining Claims for other non-delay damages, such as costs to complete or remedy defective Work.

No action shall be maintained by the Contractor, including its or Subcontractor or suppliers at any tier, against the DFCM or State of Utah for damages or other claims due to losses attributable to hindrances or delays from any cause whatsoever, including acts and omissions of the DFCM or its officers, employees or agents, except as expressly provided in the General Conditions. The Contractor may receive a written extension of time, signed by the DFCM, in which to complete the Work under this Contractor's Agreement in accordance with the General Conditions.

ARTICLE 4. CONTRACT DOCUMENTS. The Contract Documents consist of this Contractor's Agreement, the Conditions of the Contract (DFCM General Conditions, Supplementary and other Conditions), the Drawings, Specifications, Addenda and Modifications. The Contract Documents shall also include the bidding documents, including the Notice to Contractors, Instructions to Bidders/Proposers and the Bid/Proposal, to the extent not in conflict therewith and other documents and oral presentations that are documented as an attachment to the contract.

All such documents are hereby incorporated by reference herein. Any reference in this Contractor's Agreement to certain provisions of the Contract Documents shall in no way be construed as to lessen the importance or applicability of any other provisions of the Contract Documents.

ARTICLE 5. PAYMENT. The DFCM agrees to pay the Contractor from time to time as the Work progresses, but not more than once each month after the date of Notice to Proceed, and only upon Certificate of the A/E for Work performed during the preceding calendar month, ninety-five percent (95%) of the value of the labor performed and ninety-five percent (95%) of the value of materials furnished in place or on the site. The Contractor agrees to furnish to the DFCM invoices for materials purchased and on the site but not installed, for which the

CONTRACTOR'S AGREEMENT
PAGE NO. 3

Contractor requests payment and agrees to safeguard and protect such equipment or materials and is responsible for safekeeping thereof and if such be stolen, lost or destroyed, to replace same.

Such evidence of labor performed and materials furnished as the DFCM may reasonably require shall be supplied by the Contractor at the time of request for Certificate of Payment on account. Materials for which payment has been made cannot be removed from the job site without DFCM's written approval. Five percent (5%) of the earned amount shall be retained from each monthly payment. The retainage, including any additional retainage imposed and the release of any retainage, shall be in accordance with UCA 13-8-5 as amended. Contractor shall also comply with the requirements of UCA 13-8-5, including restrictions of retainage regarding subcontractors and the distribution of interest earned on the retention proceeds. The DFCM shall not be responsible for enforcing the Contractor's obligations under State law in fulfilling the retention law requirements with subcontractors at any tier.

ARTICLE 6. INDEBTEDNESS. Before final payment is made, the Contractor must submit evidence satisfactory to the DFCM that all payrolls, materials bills, subcontracts at any tier and outstanding indebtedness in connection with the Work have been properly paid. Final Payment will be made after receipt of said evidence, final acceptance of the Work by the DFCM as well as compliance with the applicable provisions of the General Conditions.

Contractor shall respond immediately to any inquiry in writing by DFCM as to any concern of financial responsibility and DFCM reserves the right to request any waivers, releases or bonds from Contractor in regard to any rights of Subcontractors (including suppliers) at any tier or any third parties prior to any payment by DFCM to Contractor.

ARTICLE 7. ADDITIONAL WORK. It is understood and agreed by the parties hereto that no money will be paid to the Contractor for additional labor or materials furnished unless a new contract in writing or a Modification hereof in accordance with the General Conditions and the Contract Documents for such additional labor or materials has been executed. The DFCM specifically reserves the right to modify or amend this Contractor's Agreement and the total sum due hereunder either by enlarging or restricting the scope of the Work.

ARTICLE 8. INSPECTIONS. The Work shall be inspected for acceptance in accordance with the General Conditions.

ARTICLE 9. DISPUTES. Any dispute, PRE or Claim between the parties shall be subject to the provisions of Article 7 of the General Conditions. DFCM reserves all rights to pursue its rights and remedies as provided in the General Conditions.

ARTICLE 10. TERMINATION, SUSPENSION OR ABANDONMENT. This Contractor's Agreement may be terminated, suspended or abandoned in accordance with the General Conditions.

ARTICLE 11. DFCM'S RIGHT TO WITHHOLD CERTAIN AMOUNT AND MAKE USE THEREOF. The DFCM may withhold from payment to the Contractor such amount as, in DFCM's judgment, may be necessary to pay just claims against the Contractor or Subcontractor at any tier for labor and services rendered and materials furnished in and about the Work. The DFCM may apply such withheld amounts for the payment of such claims in DFCM's discretion. In so doing, the DFCM shall be deemed the agent of Contractor and payment so made by the DFCM shall be considered as payment made under this Contractor's Agreement by the DFCM to the Contractor. DFCM shall not be liable to the Contractor for any such payment made in good faith. Such withholdings and payments may be made without prior approval of the Contractor and may be also be prior to any determination as a result of any dispute, PRE, Claim or litigation.

ARTICLE 12. INDEMNIFICATION. The Contractor shall comply with the indemnification provisions of the General Conditions.

ARTICLE 13. SUCCESSORS AND ASSIGNMENT OF CONTRACT. The DFCM and Contractor, respectively bind themselves, their partners, successors, assigns and legal representatives to the other party to this Agreement, and to partners, successors, assigns and legal representatives of such other party with respect to all covenants, provisions, rights and responsibilities of this Contractor's Agreement. The Contractor shall not assign this Contractor's Agreement without the prior written consent of the DFCM, nor shall the Contractor assign any moneys due or to become due as well as any rights under this Contractor's Agreement, without prior written consent of the DFCM.

ARTICLE 14. RELATIONSHIP OF THE PARTIES. The Contractor accepts the relationship of trust and confidence established by this Contractor's Agreement and covenants with the DFCM to cooperate with the DFCM and A/E and use the Contractor's best skill, efforts and judgment in furthering the interest of the DFCM; to furnish efficient business administration and supervision; to make best efforts to furnish at all times an adequate supply of workers and materials; and to perform the Work in the best and most expeditious and economic manner consistent with the interests of the DFCM.

ARTICLE 15. AUTHORITY TO EXECUTE AND PERFORM AGREEMENT. Contractor and DFCM each represent that the execution of this Contractor's Agreement and the performance thereunder is within their respective duly authorized powers.

ARTICLE 16. ATTORNEY FEES AND COSTS. Except as otherwise provided in the dispute resolution provisions of the General Conditions, the prevailing party shall be entitled to reasonable attorney fees and costs incurred in any action in the District Court and/or appellate body to enforce this Contractor's Agreement or recover damages or any other action as a result of a breach thereof.

CONTRACTOR'S AGREEMENT
PAGE NO. 5

IN WITNESS WHEREOF, the parties hereto have executed this Contractor's Agreement on the day and year stated hereinabove.

CONTRACTOR: _____

Signature Date

Title: _____

State of _____)
County of _____)

Please type/print name clearly

On this ____ day of _____, 20____, personally appeared before me, _____, whose identity is personally known to me (or proved to me on the basis of satisfactory evidence) and who by me duly sworn (or affirmed), did say that he (she) is the _____ (title or office) of the firm and that said document was signed by him (her) in behalf of said firm.

(SEAL)

Notary Public

My Commission Expires _____

APPROVED AS TO AVAILABILITY
OF FUNDS:

Financial Manager, Date
Division of Facilities Construction
and Management

**DIVISION OF FACILITIES
CONSTRUCTION AND MANAGEMENT**

Manager - Date
Capital _____

APPROVED AS TO FORM:
ATTORNEY GENERAL
May 25, 2005
By: Alan S. Bachman
Asst Attorney General

APPROVED FOR EXPENDITURE:

Division of Finance Date

PERFORMANCE BOND
(Title 63, Chapter 56, U. C. A. 1953, as Amended)

That _____ hereinafter referred to as the "Principal" and _____, a corporation organized and existing under the laws of the State of _____, with its principal office in the City of _____ and authorized to transact business in this State and U. S. Department of the Treasury Listed (Circular 570, Companies Holding Certificates of Authority as Acceptable Securities on Federal Bonds and as Acceptable Reinsuring Companies); hereinafter referred to as the "Surety," are held and firmly bound unto the State of Utah, hereinafter referred to as the "Obligee," in the amount of _____ DOLLARS (\$ _____) for the payment whereof, the said Principal and Surety bind themselves and their heirs, administrators, executors, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, the Principal has entered into a certain written Contract with the Obligee, dated the _____ day of _____, 20____, to construct _____ in the County of _____, State of Utah, Project No. _____, for the approximate sum of _____ Dollars (\$ _____), which Contract is hereby incorporated by reference herein.

NOW, THEREFORE, the condition of this obligation is such that if the said Principal shall faithfully perform the Contract in accordance with the Contract Documents including, but not limited to, the Plans, Specifications and conditions thereof, the one year performance warranty, and the terms of the Contract as said Contract may be subject to Modifications or changes, then this obligation shall be void; otherwise it shall remain in full force and effect.

No right of action shall accrue on this bond to or for the use of any person or corporation other than the state named herein or the heirs, executors, administrators or successors of the Owner.

The parties agree that the dispute provisions provided in the Contract Documents apply and shall constitute the sole dispute procedures of the parties.

PROVIDED, HOWEVER, that this Bond is executed pursuant to the Provisions of Title 63, Chapter 56, Utah Code Annotated, 1953, as amended, and all liabilities on this Bond shall be determined in accordance with said provisions to the same extent as if it were copied at length herein.

IN WITNESS WHEREOF, the said Principal and Surety have signed and sealed this instrument this _____ day of _____, 20____.

WITNESS OR ATTESTATION:

PRINCIPAL:

By: _____

(Seal)

Title: _____

WITNESS OR ATTESTATION:

SURETY:

By: _____

Attorney-in-Fact (Seal)

STATE OF _____)
) ss.
COUNTY OF _____)

On this _____ day of _____, 20____, personally appeared before me _____, whose identity is personally known to me or proved to me on the basis of satisfactory evidence, and who, being by me duly sworn, did say that he/she is the Attorney in-fact of the above-named Surety Company and that he/she is duly authorized to execute the same and has complied in all respects with the laws of Utah in reference to becoming sole surety upon bonds, undertakings and obligations, and that he/she acknowledged to me that as Attorney-in-fact executed the same.

Subscribed and sworn to before me this _____ day of _____, 20____.

My commission expires: _____

Resides at: _____

NOTARY PUBLIC

Agency: _____
Agent: _____
Address: _____
Phone: _____

Approved As To Form: May 25, 2005
By Alan S. Bachman, Asst Attorney General

PAYMENT BOND

(Title 63, Chapter 56, U. C. A. 1953, as Amended)

KNOW ALL PERSONS BY THESE PRESENTS:

That _____ hereinafter referred to as the "Principal," and _____, a corporation organized and existing under the laws of the State of _____ authorized to do business in this State and U. S. Department of the Treasury Listed (Circular 570, Companies Holding Certificates of Authority as Acceptable Securities on Federal Bonds and as Acceptable Reinsuring Companies); with its principal office in the City of _____, hereinafter referred to as the "Surety," are held and firmly bound unto the State of Utah hereinafter referred to as the "Obligee," in the amount of _____ Dollars (\$ _____) for the payment whereof, the said Principal and Surety bind themselves and their heirs, administrators, executors, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, the Principal has entered into a certain written Contract with the Obligee, dated the _____ day of _____, 20____, to construct _____ in the County of _____, State of Utah, Project No. _____ for the approximate sum of _____ Dollars (\$ _____), which contract is hereby incorporated by reference herein.

NOW, THEREFORE, the condition of this obligation is such that if the said Principal shall pay all claimants supplying labor or materials to Principal or Principal's Subcontractors in compliance with the provisions of Title 63, Chapter 56, of Utah Code Annotated, 1953, as amended, and in the prosecution of the Work provided for in said Contract, then, this obligation shall be void; otherwise it shall remain in full force and effect.

That said Surety to this Bond, for value received, hereby stipulates and agrees that no changes, extensions of time, alterations or additions to the terms of the Contract or to the Work to be performed thereunder, or the specifications or drawings accompanying same shall in any way affect its obligation on this Bond, and does hereby waive notice of any such changes, extensions of time, alterations or additions to the terms of the Contract or to the Work or to the specifications or drawings and agrees that they shall become part of the Contract Documents.

PROVIDED, HOWEVER, that this Bond is executed pursuant to the provisions of Title 63, Chapter 56, Utah Code Annotated, 1953, as amended, and all liabilities on this Bond shall be determined in accordance with said provisions to the same extent as if it were copied at length herein.

IN WITNESS WHEREOF, the said Principal and Surety have signed and sealed this instrument this _____ day of _____, 20____.

WITNESS OR ATTESTATION:

PRINCIPAL:

By: _____ (Seal)

Title: _____

WITNESS OR ATTESTATION:

SURETY:

By: _____ Attorney-in-Fact (Seal)

STATE OF _____)
) ss.
COUNTY OF _____)

On this _____ day of _____, 20____, personally appeared before me _____, whose identity is personally known to me or proved to me on the basis of satisfactory evidence, and who, being by me duly sworn, did say that he/she is the Attorney-in-fact of the above-named Surety Company, and that he/she is duly authorized to execute the same and has complied in all respects with the laws of Utah in reference to becoming sole surety upon bonds, undertakings and obligations, and that he/she acknowledged to me that as Attorney-in-fact executed the same.

Subscribed and sworn to before me this _____ day of _____, 20____.

My commission expires: _____

Resides at: _____

NOTARY PUBLIC

Agency: _____
Agent: _____
Address: _____
Phone: _____

Approved As To Form: May 25, 2005
By Alan S. Bachman, Asst Attorney General

**Division of Facilities Construction and Management****CHANGE ORDER #** _____

CONTRACTOR: _____

AGENCY OR INSTITUTION: _____

PROJECT NAME: _____

PROJECT NUMBER: _____

CONTRACT NUMBER: _____

ARCHITECT: _____

DATE: _____

CONSTRUCTION CHANGE DIRECTIVE NO.	PROPOSAL REQUEST NO.	AMOUNT		DAYS	
		INCREASE	DECREASE	INCREASE	DECREASE

	Amount	Days	Date
ORIGINAL CONTRACT			
TOTAL PREVIOUS CHANGE ORDERS			
TOTAL THIS CHANGE ORDER			
ADJUSTED CONTRACT			

DFCM and Contractor agree that the terms, contract sum, scope of the Work and time specified in this Change Order shall constitute the full accord and satisfaction, and complete adjustment to the Contract and includes all direct and indirect costs and effects related to, incidental to, and/or reasonably implied from such change in the contract terms, sum, scope of the Work and time.

Contractor: _____

Date

Architect/Engineer: _____

Date

Agency or Institution: _____

Date

DFCM: _____

Date

Funding Verification: _____

Date

Page ____ of ____ page(s)

**CERTIFICATE OF SUBSTANTIAL COMPLETION**

PROJECT _____ PROJECT NO: _____

AGENCY/INSTITUTION _____

AREA ACCEPTED _____

The Work performed under the subject Contract has been reviewed on this date and found to be Substantially Completed as defined in the General Conditions; including that the construction is sufficiently completed in accordance with the Contract Documents, as modified by any change orders agreed to by the parties, so that the State of Utah can occupy the Project or specified area of the Project for the use for which it is intended.

The DFCM - (Owner) accepts the Project or specified area of the Project as Substantially Complete and will assume full possession of the Project or specified area of the Project at _____ (time) on _____ (date).

The DFCM accepts the Project for occupancy and agrees to assume full responsibility for maintenance and operation, including utilities and insurance, of the Project subject to the itemized responsibilities and/or exceptions noted below:

The Owner acknowledges receipt of the following closeout and transition materials:

☐ Record Drawings ☐ O & M Manuals ☐ Warranty Documents ☐ Completion of Training Requirements

A list of items to be completed or corrected (Punch List) is attached hereto. The failure to include an item on it does not alter the responsibility of the Contractor to complete all the Work in accordance with the Contract Documents, including authorized changes thereof. The amount of _____. (Twice the value of the punch list work) shall be retained to assure the completion of the punch list work.

The Contractor shall complete or correct the Work on the list of (Punch List) items appended hereto within _____ calendar days from the above date of issuance of this Certificate. If the list of items is not completed within the time allotted the Owner has the right to be compensated for the delays and/or complete the work with the help of independent contractor at the expense of the retained project funds. If the retained project funds are insufficient to cover the delay/completion damages, the Owner shall be promptly reimbursed for the balance of the funds needed to compensate the Owner.

CONTRACTOR (include name of firm) by: _____
(Signature) DATE

A/E (include name of firm) by: _____
(Signature) DATE

USING INSTITUTION OR AGENCY by: _____
(Signature) DATE

DFCM (Owner) by: _____
(Signature) DATE

4110 State Office Building, Salt Lake City, Utah 84114
telephone 801-538-3018 • facsimile 801-538-3267 • <http://dfcm.utah.gov>

cc: Parties Noted
DFCM, Director

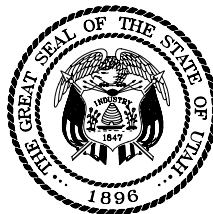
TECHNICAL SPECIFICATIONS

UTAH STATE OFFICE OF REHABILITATION
BRIGHAM CITY CENTER
BUILDING 'E'
TENANT IMPROVEMENTS

DFCM PROJECT NO. 06226310

August 31, 2006

DESIGN INTERFACE LLC
925 So. 200 West, Suite 'B'
Salt Lake City, Utah 84101
Telephone: (801) 533-0100



State of Utah—Department of Administrative Services

DIVISION OF FACILITIES CONSTRUCTION
AND MANAGEMENT

4110 State Office Building/Salt Lake City, Utah 84114/538-3018

Division.....	Section Title	Pages
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DIVISION 1 - GENERAL REQUIREMENTS

01100.....	SUMMARY	1
01300.....	ADMINISTRATIVE REQUIREMENTS.....	3
01732.....	SELECTIVE DEMOLITION	2

DIVISION 2 - SITE CONSTRUCTION

NOT APPLICABLE

DIVISION 3 - CONCRETE

NOT APPLICABLE

DIVISION 4 - MASONRY

NOT APPLICABLE

DIVISION 5 - METALS

NOT APPLICABLE

DIVISION 6 - WOOD AND PLASTICS

06105.....	MISCELLANEOUS CARPENTRY.....	2
06402.....	INTERIOR ARCHITECTURAL WOODWORK	3

DIVISION 7 - THERMAL AND MOISTURE PROTECTION

07920.....	JOINT SEALANTS	2
------------	----------------------	---

DIVISION 8 - DOORS AND WINDOWS

08110.....	STEEL DOORS AND FRAMES	2
08211.....	FLUSH WOOD DOORS	2
08625.....	TUBULAR SKYLIGHTS	4
08710.....	DOOR HARDWARE	3

DIVISION 9 - FINISHES

09260.....	GYPSUM BOARD ASSEMBLIES.....	2
09310.....	CERAMIC TILE.....	2
09511.....	ACOUSTICAL PANEL CEILINGS	2
09651.....	RESILIENT FLOOR TILE.....	2
09653.....	RESILIENT WALL BASE AND ACCESSORIES	2
09681.....	CARPET TILE.....	1
09910.....	PAINTING.....	2

DIVISION 10 - SPECIALTIES

10801.....	TOILET AND BATH ACCESSORIES	2
------------	-----------------------------------	---

DIVISION 11 - EQUIPMENT

11451.....	RESIDENTIAL APPLIANCES	2
------------	------------------------------	---

OFFICE OF REHABILITATION
Tenant Improvements
Building 'E', Brigham City Center

DFCM PROJECT NO. 06047310

DIVISION 12 - FURNISHINGS
12491.....HORIZONTAL LOUVER BLINDS 2

DIVISION 13 - SPECIAL CONSTRUCTION
NOT APPLICABLE

DIVISION 14 - CONVEYING SYSTEMS
NOT APPLICABLE

DIVISION 15 - MECHANICAL
15410.....PLUMBING FIXTURES..... 3

DIVISION 16 - ELECTRICAL
NOT APPLICABLE

SECTION 01100 - SUMMARY

PART 1 - GENERAL

1.1 SUMMARY OF WORK

- A. Project: Utah State Office of Rehabilitation
Tenant Improvements
Brigham City Center
- B. Owner: State of Utah
Department of Administrative Services
Division of Facilities and Construction Management
- C. Architect: Design Interface LLC
925 South 200 West, Suite B
Salt Lake City, Utah 84101
- D. The Work consists of interior demolition and remodel of existing 2858 square feet space including new toilet rooms; installation of roof mounted tubular skylights including minor cutting and patching of existing BUR membrane.
- E. Owner-Furnished Items: The following products will be furnished by Owner and shall be installed by Contractor as part of the Work:
 - 1. Salvage and reinstall the following items:
 - a. Ceiling mounted emergency exit lights.
 - b. Drinking fountain.
 - c. ADA compliant plumbing fixtures and accessories in existing ADA toilet room.
 - d. Tank type water heater to be salvaged, re-mounted above ceiling.
- F. Work Under Other Contracts:
 - 1. Systems furniture.
 - 2. Telephone and data systems.

1.2 WORK RESTRICTIONS

- A. Contractor's Use of Premises: During construction, Contractor will have full use of area indicated. Contractor's use of premises is limited only by Owner's right to perform work or employ other contractors on portions of Project.

PART 2 - PRODUCTS (Not Applicable)

PART 3 - EXECUTION (Not Applicable)

END OF SECTION 01100

SECTION 01300 - ADMINISTRATIVE REQUIREMENTS

PART 1 - GENERAL

1.1 PROJECT MANAGEMENT AND COORDINATION

- A. Coordinate construction to ensure efficient and orderly installation of each part of the Work.
- B. Conduct progress meetings at Project site at regular intervals as agreed by Owner and Architect. Notify Owner and Architect of meeting dates and times. Require attendance of each subcontractor or other entity concerned with current progress or involved with planning or coordination of future activities.
 - 1. Architect will record minutes and distribute to each party present and to parties who should have been present.

1.2 SUBMITTAL PROCEDURES

- A. Coordinate each submittal with fabrication, purchasing, testing, delivery, other submittals, and related activities that require sequential activity.
 - 1. No extension of the Contract Time will be authorized because of failure to transmit submittals enough in advance of the Work to permit processing, including resubmittals.
 - 2. Architect will return submittals, without review, received from sources other than Contractor.
 - 3. Identify deviations from the Contract Documents on submittals.
 - 4. Submit four copies of each submittal.
- B. Place a permanent label or title block on each submittal for identification. Provide a 6- by 8-inch space on the label or beside title block to record review and approval markings and action taken. Include the following information on the label:
 - 1. Project name.
 - 2. Date.
 - 3. Name and address of Contractor.
 - 4. Name and address of subcontractor or supplier.
 - 5. Number and title of appropriate Specification Section.
- C. Review each submittal and check for coordination with other Work of the Contract and for compliance with the Contract Documents. Note corrections and field dimensions. Mark with approval stamp before submitting to Architect.
- D. Architect will review each action submittal, make marks to indicate corrections or modifications required, stamp and mark as appropriate to indicate action taken, and return copies less those retained.
- E. Contractor's Construction Schedule Submittal Procedure: Submit four copies of schedule within five days after date established for Commencement of the Work.

PART 2 - PRODUCTS

2.1 ACTION SUBMITTALS

- A. Product Data: Mark each copy to show applicable choices and options. Include the following:
1. Data indicating compliance with specified standards and requirements.
 2. Notation of coordination requirements.
 3. For equipment, include rated capacities, dimensions, weights, required clearances, and furnished specialties and accessories.
- B. Shop Drawings: Submit Project-specific information drawn to scale. Do not base Shop Drawings on reproductions of the Contract Documents or standard printed data. Submit four opaque copies on sheets at least 8-1/2 by 11 inches but no larger than 30 by 42 inches. Architect will return one copy. Include the following:
1. Dimensions, fabrication and installation drawings, roughing-in and setting diagrams, and relationship to adjoining construction.
 2. Identification of products and materials.
 3. Wiring diagrams showing field-installed wiring.
 4. Notation of coordination requirements.
 5. Notation of dimensions established by field measurement.
- C. Samples: Submit Samples finished as specified and physically identical with material or product proposed for use. Where variations are inherent in the material, submit three sets of paired units to show full range of variations. Include name of manufacturer and product name on label.

2.2 INFORMATION SUBMITTALS

- A. Qualification Data: Include lists of completed projects with project names and addresses, names and addresses of architects and owners, and other information specified.
- B. Product Certificates: Prepare written statements on manufacturer's letterhead, including signature of entity responsible for preparing certification, certifying that product complies with requirements.

2.3 DELEGATED DESIGN

- A. Performance and Design Criteria: Where professional design services or certifications by a design professional are specifically required of Contractor by the Contract Documents, provide products and systems complying with specific performance and design criteria indicated.
1. If criteria indicated are not sufficient to perform services or certification required, submit a written request for additional information to Architect.
- B. Delegated-Design Submittal: In addition to Shop Drawings, Product Data, and other required submittals, submit four copies of a statement, signed and sealed by the responsible design professional, for each product and system specifically assigned to Contractor, to be designed or certified by a design professional.
1. Indicate that products and systems comply with performance and design criteria in the Contract Documents. Include list of codes, loads, and other factors used in performing these services.

2.4 CONTRACTOR'S CONSTRUCTION SCHEDULE

- A. Gantt-Chart Schedule: Submit a comprehensive, fully developed, horizontal Gantt-chart-type schedule within 30 days of date established for the Notice to Proceed.
- B. Time Frame: Extend schedule from date established for the Notice to Proceed to date of Substantial Completion.
 - 1. Contract completion date shall not be changed by submission of a schedule that shows an early completion date, unless specifically authorized by Change Order.
- C. Distribute copies of approved schedule to Owner, Architect, subcontractors, testing and inspecting agencies, and parties identified by Contractor with a need-to-know schedule responsibility.
- D. Updating: At monthly intervals, update schedule to reflect actual construction progress and activities. Issue schedule one week before each regularly scheduled progress meeting.
 - 1. As the Work progresses, indicate Actual Completion percentage for each activity.
- E. Revise the schedule after each meeting or activity where revisions have been made. As Work progresses, mark each bar to indicate actual completion. Distribute updated copies to same parties.

PART 3 - EXECUTION (Not Applicable)

END OF SECTION 01300

SECTION 01732 - SELECTIVE DEMOLITION

PART 1 - GENERAL

1.1 SECTION REQUIREMENTS

- A. Items indicated to be removed and salvaged remain Owner's property. Remove, clean, and deliver to Owner's designated storage area.
- B. Comply with EPA regulations and hauling and disposal regulations of authorities having jurisdiction.
- C. Owner will occupy portions of building immediately adjacent to selective demolition area. Conduct selective demolition so Owner's operations will not be disrupted.
- D. It is not expected that hazardous materials will be encountered in the Work. If materials suspected of containing hazardous materials are encountered, do not disturb; immediately notify Architect and Owner. Owner will remove hazardous materials under a separate contract.

PART 2 - PRODUCTS (Not Applicable)

PART 3 - EXECUTION

3.1 DEMOLITION

- A. Maintain services/systems indicated to remain and protect them against damage during selective demolition operations. Before proceeding with demolition, provide temporary services/systems that bypass area of selective demolition and that maintain continuity of services/systems to other parts of the building.
- B. Locate, identify, shut off, disconnect, and cap off utility services and mechanical/electrical systems serving areas to be selectively demolished.
- C. Provide temporary barricades and other protection required to prevent injury to people and damage to adjacent buildings and facilities to remain.
- D. Provide and maintain shoring, bracing, and structural supports as required to preserve stability and prevent movement, settlement, or collapse of construction and finishes to remain or construction being demolished.
- E. Provide temporary weather protection to prevent water leakage and damage to structure and interior areas.
- F. Protect walls, ceilings, floors, and other existing finish work that are to remain. Erect and maintain dustproof partitions. Cover and protect furniture, furnishings, and equipment that have not been removed.
- G. Neatly cut openings and holes plumb, square, and true to dimensions required. Use cutting methods least likely to damage construction to remain or adjoining construction.

- H. Promptly remove demolished materials from Owner's property and legally dispose of them. Do not burn demolished materials.

END OF SECTION 01732

SECTION 06105 - MISCELLANEOUS CARPENTRY

PART 1 - GENERAL

1.1 SECTION REQUIREMENTS

- A. Submittals: Model code evaluation reports for treated wood.

PART 2 - PRODUCTS

2.1 WOOD PRODUCTS, GENERAL

- A. Lumber: Provide dressed lumber, S4S, 19 percent maximum moisture content for 2-inch nominal thickness or less, marked with grade stamp of inspection agency.
- B. Wood Structural Panels: DOC PS 2. Provide plywood complying with DOC PS 1, where plywood is indicated.
 - 1. Comply with "Code Plus" provisions in APA Form No. E30K.

2.2 TREATED MATERIALS

- A. Preservative-Treated Materials: AWP C2 lumber and AWP C9 plywood, labeled by an inspection agency approved by ALSC's Board of Review. After treatment, kiln-dry lumber and plywood to 19 and 15 percent moisture content, respectively. Treat indicated items and the following:
 - 1. Wood members in connection with roofing, flashing, vapor barriers, and waterproofing.
 - 2. Concealed members in contact with masonry or concrete.
 - 3. Wood framing members less than 18 inches above grade.
 - 4. Wood floor plates installed over concrete slabs directly in contact with earth.
- B. Fire-Retardant-Treated Materials: Comply with performance requirements in AWP C27 plywood, labeled by a testing and inspecting agency acceptable to authorities having jurisdiction.
 - 1. Use Interior Type A High Temperature (HT), unless otherwise indicated.

2.3 LUMBER

- A. Miscellaneous Lumber: Construction, Stud, or No. 3 grade of any species for nailers, blocking, and similar members.

2.4 FASTENERS

- A. Fasteners of size and type indicated. Where carpentry is exposed to weather, in ground contact, or in area of high relative humidity, provide fasteners with hot-dip zinc coating complying with ASTM A 153/A 153M.

PART 3 - EXECUTION

3.1 INSTALLATION

- A. Set carpentry to required levels and lines, with members plumb and true to line. Fit carpentry to other construction; scribe and cope for accurate fit. Locate nailers, blocking, and similar supports to comply with requirements for attaching other construction.
- B. Securely attach carpentry work as indicated and according to applicable codes and recognized standards.
- C. Countersink nail heads on exposed carpentry work and fill holes with wood filler.
- D. Installation of Panel Products: Comply with recommendations in APA Form No. E30K
- E. Install wood trim with minimum number of joints practical, using full-length pieces from maximum lengths of lumber available. Cope at returns and miter at corners to produce tight-fitting joints with full-surface contact throughout length of joint. Use scarf joints for end-to-end joints.
 - 1. Match color and grain pattern across joints.
 - 2. Install trim after gypsum board joint finishing operations are completed.
 - 3. Install to tolerance of 1/8 inch in 96 inches for level and plumb. Install adjoining trim with 1/32-inch maximum offset for flush installation and 1/16-inch maximum offset for reveal installation.

END OF SECTION 06105

SECTION 06402 - INTERIOR ARCHITECTURAL WOODWORK

PART 1 - GENERAL

1.1 SECTION REQUIREMENTS

- A. Submittals: Shop Drawings and Samples showing the full range of colors, textures, and patterns available for each type of finish.
- B. Quality Standard: Architectural Woodwork Institute's "Architectural Woodwork Quality Standards."
- C. Forest Certification: Provide woodwork produced from wood obtained from forests certified by an FSC-accredited certification body to comply with FSC 1.2, "Principles and Criteria."
- D. Environmental Limitations: Do not deliver or install woodwork until building is enclosed, wet work is completed, and HVAC system is operating.

PART 2 - PRODUCTS

2.1 MATERIALS

- A. Particleboard: ANSI A208.1, Grade M-2.
- B. Softwood Plywood: DOC PS 1.
- C. Thermoset Decorative Overlay: Comply with LMA SAT - 1.
- D. High-Pressure Decorative Laminate: NEMA LD 3.
 - 1. Available Products:
 - a. WilsonArt or prior approved equal

2.2 CABINET HARDWARE AND ACCESSORY MATERIALS

- A. Hardware Standards: Comply with BHMA A156 series standards.
- B. Exposed Hardware Finishes: Comply with BHMA A156.18 for BHMA code number indicated.
 - 1. Finish: Satin Chrome: BHMA 626 or BHMA 652.
- C. Furring, Blocking, Shims, and Hanging Strips: Softwood or hardwood lumber, kiln dried to 15 percent moisture content.

2.3 INTERIOR WOODWORK

- A. Complete fabrication before shipping to Project site to maximum extent possible. Disassemble only as needed for shipping and installing. Where necessary for fitting at Project site, provide for scribing and trimming.
- B. Backout or groove backs of flat trim members, kerf backs of other wide, flat members, except for members with ends exposed in finished Work.
- C. Laminate-Clad Cabinets (Plastic-Covered Casework): Custom grade.
 - 1. AWI Type of Cabinet Construction: Flush overlay.
 - 2. Laminate Cladding: Horizontal surfaces other than tops, HGS; postformed surfaces, HGP; vertical surfaces, VGS; Edges, HGS; semiexposed surfaces, VGS.
 - 3. Drawer Sides and Backs: Thermoset decorative overlay.
 - 4. Drawer Bottoms: Thermoset decorative overlay.
- D. Plastic-Laminate Countertops: Custom grade.
 - 1. Laminate Grade: HGS for flat countertops, HGP for post-formed countertops.
 - 2. Grain Direction: Parallel to cabinet fronts.
 - 3. Edge Treatment: Same as laminate cladding on horizontal surfaces.

PART 3 - EXECUTION

3.1 INSTALLATION

- A. Condition woodwork to prevailing conditions before installing.
- B. Install woodwork to comply with referenced quality standard for grade specified.
- C. Install woodwork level, plumb, true, and straight. Shim as required with concealed shims. Install to a tolerance of 1/8 inch in 96 inches for level and plumb.
- D. Scribe and cut woodwork to fit adjoining work, seal cut surfaces, and repair damaged finish at cuts.
- E. Install trim with minimum number of joints possible, using full-length pieces to greatest extent possible. Stagger joints in adjacent and related members.
- F. Anchor countertops securely to base units. Seal space between backsplash and wall.

3.2 CABINET HARDWARE AND ACCESSORY SCHEDULE

- A. Concealed (European-Type) Hinges: BHMA A156.9, B01602.
- B. Pulls: Wire pulls, 4 inches long, 5/16 inches in diameter.
- C. Catches: Magnetic catches, BHMA A156.9, B03141.
- D. Adjustable Shelf Standards: BHMA A156.9, B04071; with shelf rests, BHMA A156.9, B04081.
- E. Drawer Slides: Side-mounted, zinc-plated steel drawer slides with steel ball bearings, complying with BHMA A156.9, Grade 1 and rated for the following loads:

1. Box Drawer Slides: 75 lbf.
 2. File Drawer Slides: 150 lbf.
 3. Pencil Drawer Slides: 45 lbf.
- F. Door Locks: BHMA A156.11, E07121.
- G. Drawer Locks: BHMA A156.11, E07041.
- H. Grommets for Cable Passage through Countertops: 1-inch- OD, brown, molded-plastic grommets with brown plastic cap.

END OF SECTION 06402

SECTION 07920 - JOINT SEALANTS

PART 1 - GENERAL

1.1 SECTION REQUIREMENTS

- A. Submittals: Product Data and color Samples.
- B. Environmental Limitations: Do not proceed with installation of joint sealants when ambient and substrate temperature conditions are outside limits permitted by joint sealant manufacturer or are below 40 deg F.

PART 2 - PRODUCTS

2.1 JOINT SEALANTS

- A. Compatibility: Provide joint sealants, joint fillers, and other related materials that are compatible with one another and with joint substrates under service and application conditions.
- B. Sealant for General Exterior Use Where Another Type Is Not Specified, One of the Following:
 - 1. Single-component, nonsag polysulfide sealant, ASTM C 920, Type S; Grade NS; Class 12-1/2; Uses NT, M, G, A, and O.
 - 2. Single-component, neutral-curing silicone sealant, ASTM C 920, Type S; Grade NS; Class 25; Uses T, NT, M, G, A, and O.
 - 3. Single-component, nonsag urethane sealant, ASTM C 920, Type S; Grade NS; Class 25; and Uses NT, M, A, and O.
- C. Sealant for Use in Interior Joints in Ceramic Tile and Other Hard Surfaces in Kitchens and Toilet Rooms and Around Plumbing Fixtures:
 - 1. Single-component, mildew-resistant silicone sealant, ASTM C 920, Type S; Grade NS; Class 25; Uses NT, G, A, and O; formulated with fungicide.
- D. Sealant for Interior Use at Perimeters of Door and Window Frames:
 - 1. Latex sealant, single-component, nonsag, mildew-resistant, paintable, acrylic-emulsion sealant complying with ASTM C 834.

2.2 JOINT-SEALANT BACKING

- A. General: Provide sealant backings of material and type that are nonstaining; are compatible with joint substrates, sealants, primers, and other joint fillers; and are approved for applications indicated by sealant manufacturer.
- B. Cylindrical Sealant Backings: ASTM C 1330, of size and density to control sealant depth and otherwise contribute to producing optimum sealant performance.

- C. Bond-Breaker Tape: Polyethylene tape or other plastic tape recommended by sealant manufacturer for preventing sealant from adhering to rigid, inflexible joint-filler materials or joint surfaces at back of joint.

PART 3 - EXECUTION

3.1 INSTALLATION

- A. Comply with ASTM C 1193.

END OF SECTION 07920

SECTION 08110 - STEEL DOORS AND FRAMES

PART 1 - GENERAL

1.1 SECTION REQUIREMENTS

- A. Submittals: Product Data and door schedule.
- B. Comply with ANSI A 250.8.
- C. Fire-Rated Door Assemblies: NFPA 80, tested per NFPA 252, and labeled and listed by UL, ITS, or another testing and inspecting agency acceptable to authorities having jurisdiction.

PART 2 - PRODUCTS

2.1 MATERIALS

- A. Hot-Rolled Steel Sheets: ASTM A 1011/A 1011M.
- B. Cold-Rolled Steel Sheets: ASTM A 1008/A 1008M or ASTM A 620/A 620M.
- C. Galvanized Steel Sheets: ASTM A 653/A 653M, A40 or G40 coating.

2.2 STEEL DOORS AND FRAMES

- A. Frames: ANSI A250.8; conceal fastenings, unless otherwise indicated.
 - 1. Steel Sheet Thickness for Interior Doors: 0.042 inch
 - 2. Fabricate with interior frames with mitered or coped and continuously welded corners.
- B. Glazing Stops: Nonremovable stops on outside of exterior doors and on secure side of interior doors; screw-applied, removable, glazing stops on inside.
- C. Door Silencers: Three on strike jambs of single-door frames and two on heads of double-door frames.
- D. Plaster Guards: Provide where mortar might obstruct hardware operation.
- E. Supports and Anchors: Not less than 0.042-inch- thick galvanized steel sheet.
- F. Prepare doors and frames to receive mortised and concealed hardware according to ANSI A250.6 and ANSI A115 Series standards.
- G. Reinforce doors and frames to receive surface-applied hardware.
- H. Prime Finish: Manufacturer's standard, factory-applied coat of rust-inhibiting primer complying with ANSI A250.10 for acceptance criteria.

PART 3 - EXECUTION

3.1 INSTALLATION

- A. Place steel frames to comply with SDI 105.
- B. Install doors to comply with ANSI A250.8. Shim as necessary to comply with SDI 122 and ANSI/DHI A115.1G.
- C. After installation, remove protective wrappings from doors and frames and touch up prime coat with compatible air-drying primer.

END OF SECTION 08110

SECTION 08211 - FLUSH WOOD DOORS

PART 1 - GENERAL

1.1 SECTION REQUIREMENTS

- A. Submittals: Samples for factory-finished doors.
- B. Quality Standard: WDMA I.S.1-A.
- C. Forest Certification: Provide doors produced from wood obtained from forests certified by an FSC-accredited certification body to comply with FSC 1.2, "Principles and Criteria."

PART 2 - PRODUCTS

2.1 FLUSH WOOD DOORS

- A. Doors for Transparent Finish: Premium grade.
 - 1. Faces: Red oak, plain sliced.
 - 2. Veneer Matching: Slip and running match.
 - 3. Pair matching.
 - 4. Continuous matching for doors with transoms.
- B. Interior Veneer-Faced Solid-Core Doors: Five-ply, structural composite lumber cores.
- C. Provide structural composite lumber cores for doors with closers exit devices and kick plates.

2.2 FABRICATION AND FINISHING

- A. Factory fit doors to suit frame-opening sizes indicated and to comply with referenced quality standard.
- B. Factory machine doors for hardware that is not surface applied.
- C. Cut and trim openings to comply with referenced standards.
 - 1. Trim light openings with moldings indicated.
 - 2. Factory install louvers in prepared openings.
- D. Factory finish doors indicated for transparent finish with stain and manufacturer's standard finish comparable to AWI System TR-4, conversion varnish.

PART 3 - EXECUTION

3.1 INSTALLATION

- A. Comply with WDMA's "How to Store, Handle, Finish, Install, and Maintain Wood Doors."
- B. Align and fit doors in frames with uniform clearances and bevels. Machine doors for hardware. Seal cut surfaces after fitting and machining.
- C. Repair, refinish, or replace factory-finished doors damaged during installation, as directed by Architect.

END OF SECTION 08211

SECTION 08625 - TUBULAR SKYLIGHTS

PART 1 GENERAL

1.1 SECTION INCLUDES

- A. Tubular skylights, consisting of skylight dome, reflective tube, and diffuser assembly; configuration as indicated on the drawings.
- B. Accessories.

1.2 RELATED SECTIONS

- A. Section 07511 - Built-Up Bituminous Roofing: Flashing of skylight base.

1.3 REFERENCES

- A. ASTM E 84 - Standard Test Method for Surface Burning Characteristics of Building Materials; 2001.
- B. ASTM A 463/A 463M - Standard Specification for Steel Sheet, Aluminum Coated, by the Hot Dip Process; 2001a.
- C. ASTM A 653/A 653M - Standard Specification for Steel Sheet, Zinc Coated (Galvanized), by the Hot Dip Process; 2001a.
- D. ASTM E 283 - Test Method for Rate of Air Leakage Through Exterior Windows, Curtain Walls, and Doors Under Specified Pressure Differences Across the Specimen.
- E. ASTM E 308-95 - Standard Practice for Computing the Colors of Objects by Using the CIE System
- F. ASTM E 330 - Structural Performance of Exterior Windows, Curtain Walls and Doors.
- G. ASTM E 331 - Test Method for Water Penetration of Exterior Windows, Curtain walls and Doors by Static Air Pressure Difference.
- H. ASTM D 635 - Test Method for Rate of Burning and/or Extent of Time of Burning of Self-Supporting Plastics in a Horizontal Position.
- I. ASTM D-1929 - Test Method for Ignition Properties of Plastics.
- J. UL 181 - Factory Made Air Ducts and Air Connectors; 1998
- K. UL 790 - Standard for Tests for Fire Resistance of Roof Covering Materials; 1997.
- L. ICBO/ICC AC-16 - Acceptance Criteria for Plastic Skylights; 2002.

1.4 PERFORMANCE REQUIREMENTS

- A. Completed skylight assemblies shall be capable of meeting the following performance requirements:
 - 1. Air Infiltration Test: Air Infiltration maximum 0.10 cfm per foot of crack length at 6.24 psf pressure differential when tested in accordance with ASTM E283.

2. Water Resistance Test: No uncontrolled water leakage at 6.00 psf pressure differential with water rate of 5 gallons/hours/sf when tested in accordance with ASTM E331.
3. Uniform Load Test: No breakage, permanent damage to fasteners, hardware parts, or damage to make tubular skylight inoperable, or cause permanent deflection of any section in excess of 1 percent of its span at either a maximum Positive or Negative Load of 100 psf (4.7881 kPa) for the 10 inch (254 mm) and 14 inch (356 mm) units and 35 psf (1.6758 kPa) for the 21 inch (533 mm) unit. All units shall be tested with a safety factor of (3) for positive pressure and (2) for negative pressure, acting normal to plane of roof in accordance with ASTM E 330.
4. Fire Testing:
 - a. Class 'B' Burning Brand – The burning brand shall self-extinguish without transferring the fire to the dome Per: U.B.C. Standard 15-2 Class 'B' Burning Brand Test. See ASTM E 108 and UL 790.
 - b. Self-Ignition Temperature - Greater than 650 degrees F Per: U.B.C. Standard 26-6. See ASTM D-1929-68 (1975).
 - c. Smoke Density - Rating no greater than 75 Per: U.B.C. Standard 26-5. (See ASTM D-2843-70) or no greater than 450 Per U.B.C. 8-1 (See ASTM Standard E 84-91A) in way intended for use.
 - d. Rate of Burn - Minimum Burning Rate: 2.5 inches/min (64 mm/min) Classification CC-2: U.B.C. Standard 26-7. See ASTM D-635-74.

1.5 SUBMITTALS

- A. Product Data: Manufacturer's data sheets on each product to be used, including:
 1. Preparation instructions and recommendations.
 2. Storage and handling requirements and recommendations.
 3. Installation methods.
- B. Shop Drawings.
- C. Verification Samples: As requested by Architect.

1.6 QUALITY ASSURANCE

- A. Manufacturer Qualifications: Engaged in manufacture of tubular skylights for minimum 10 years.

1.7 DELIVERY, STORAGE, AND HANDLING

- A. Store products in manufacturer's unopened packaging until ready for installation.
- B. Store and dispose of solvent-based materials, and materials used with solvent-based materials, in accordance with requirements of local authorities having jurisdiction.

1.8 PROJECT CONDITIONS

- A. Maintain environmental conditions (temperature, humidity, and ventilation) within limits recommended by manufacturer for optimum results. Do not install products under environmental conditions outside manufacturer's absolute limits.

1.9 WARRANTY

- A. Skylights: Manufacturer's standard warranty for 10 years.

PART 2 PRODUCTS

1.1 MANUFACTURERS

- A. Solatube International, Inc. SolaMaster Series 21-inch – or prior approved equal.

1.2 TUBULAR SKYLIGHTS

- A. Tubular Skylights General : Transparent roof-mounted skylight dome and self-flashing curb, reflective tube, and ceiling level diffuser assembly, transferring sunlight to interior spaces; complying with ICBO/ICC AC-16. All components made and assembled by one manufacturer.
- B. 21-inch diameter tubes: Transparent, UV and impact resistant dome with flashing base supporting dome and top of tube.
1. Roof Dome Assembly:
 - a. Glazing: 0.143 inch (3.7 mm) minimum thickness injection molded acrylic classified as CC2 material and meeting characteristics of Duradome DR-101 blend.
 2. Low-Angled Sun Reflector: LITD(r) light intercepting transfer device, made of same material as main tube, to capture low angle sunlight.
 3. Roof Flashing Base: One piece, seamless, leak-proof flashing functioning as base support for dome and top of tube.
 - a. Base Material: Sheet steel, corrosion resistant conforming to ASTM A 653/A 653M or ASTM A 463/A 463M, 0.028 inch (0.7 mm) thick.
 - b. Base Style: Self mounted, 11 inches (279 mm) high.
 4. Dome Ring: Attached to top of base section; 0.090 inch (2.3 mm) nominal thickness injection molded high impact ABS; to prevent thermal bridging between base flashing and tubing and channel condensed moisture out of tubing.
 5. Dome Seal: Polypropylene Fiber Pile weather – strip 0.27 inch (6.85mm) by 0.27 inch (6.85mm).
 6. Reflective Tube: Aluminum sheet, thickness 0.015 inch (0.4 mm).
 - a. Interior Finish: Spectralight Infinity high reflectance specular finish on exposed reflective surface; specular reflectance 99 percent for visible spectrum, less than 93 percent for total solar spectrum at 1.5 degree field angle.
 - b. Color: a* and b* (defined by CIE L*a*b* color model) shall not exceed plus 2 or be less than minus 2 as determined in accordance to ASTM E 308.
 - c. Tube Diameter: Approximately 21 inches (533 mm).
 7. Diffuser Assemblies for Tubes Penetrating Ceilings: Ceiling mounted box transitioning from round tube to square ceiling assembly, supporting light transmitting surface at bottom termination of tube, with compression seal to minimize condensation and bug or dirt infiltration; 23.8 by 23.8 inches (605 by 605 mm) square frame to fit standard suspended ceiling grids or hard ceilings.
 - a. Transition Box: Box made of opaque polymeric material, classified as CC2, 0.060 inch (1.5 mm) thick.
 - b. Lens: Frosted lens with extruded aluminum frame. Visible Light Transmission shall be ≥ 90 percent at 0.125 inches (3 mm) thick.

- c. Seal: Closed cell foam, 3 pounds per cubic foot (48 kg per cubic meter).

1.3 ACCESSORIES

- A. Fasteners: Same material as metals being fastened, non-magnetic steel, non-corrosive metal of type recommended by manufacturer, or injection molded nylon.
- B. Sealant: Polyurethane or copolymer based elastomeric sealant as provided or recommended by manufacturer.

PART 3 EXECUTION

1.1 EXAMINATION

- A. Do not begin installation until substrates have been properly prepared.
- B. If substrate preparation is the responsibility of another installer, notify Architect of unsatisfactory preparation before proceeding.

1.2 PREPARATION

- A. Clean surfaces thoroughly prior to installation.
- B. Prepare surfaces using the methods recommended by the manufacturer for achieving the best result for the substrate under the project conditions.

1.3 INSTALLATION

- A. Install in accordance with manufacturer's printed instructions.
- B. After installation of first unit, field test to determine adequacy of installation. Conduct water test in presence of Owner, Architect, or Contractor, or their designated representative. Correct if needed before proceeding with installation of subsequent units.

1.4 PROTECTION

- A. Protect installed products until completion of project.
- B. Touch-up, repair or replace damaged products before Substantial Completion.

END OF SECTION 06825

SECTION 08710 - DOOR HARDWARE

PART 1 - GENERAL

1.1 SECTION REQUIREMENTS

- A. Submittals: Hardware Schedule.
- B. Deliver keys to Owner.
- C. For fire-rated openings provide hardware tested and listed by UL or FMG (NFPA 80). On exit devices provide UL or FMG label indicating "Fire Exit Hardware."

PART 2 - PRODUCTS

2.1 HARDWARE

- A. Hinges:
 - 1. Stainless-steel or brass/bronze hinges with stainless-steel pins for exterior.
 - 2. Nonremovable hinge pins for exterior and public interior exposure.
 - 3. Ball-bearing hinges for doors with closers and entry doors.
 - 4. Two hinges for 1-3/8-inch- thick wood doors.
 - 5. Three hinges for 1-3/4-inch- thick doors 90 inches or less in height; four hinges for doors more than 90 inches in height.
- B. Locksets and Latchsets:
 - 1. BHMA A156.2, Series 4000, Grade 1 for bored locks and latches.
 - 2. BHMA A156.3, Grade 1 for exit devices.
 - 3. BHMA A156.5, Grade 1 for auxiliary locks.
 - 4. BHMA A156.12, Series 5000, Grade 1 for interconnected locks and latches.
 - 5. Lever handles on locksets and latchsets,.
 - 6. Provide trim on exit devices matching locksets.
- C. Key locks to Owner's existing master-key system.
 - 1. Cylinders with six-pin tumblers and removable cores.
- D. Closers:
 - 1. Mount closers on interior side (room side) of door opening. Provide regular-arm, parallel-arm, or top-jamb-mounted closers as necessary.
 - 2. Adjustable delayed opening (accessible to people with disabilities) feature on closers.
- E. Provide wall stops or floor stops for doors without closers.
- F. Provide (3) silencers each jamb on all doors.

G. Provide hardware finishes as follows:

1. Hinges: Matching finish of lockset/latchset.
2. Locksets, Latchsets, and Exit Devices: Satin chrome plated;.
3. Closers: Matching finish of lockset/latchset.
4. Other Hardware: Matching finish of lockset/latchset.

PART 3 - EXECUTION

3.1 INSTALLATION

- A. Mount hardware in locations recommended by the Door and Hardware Institute, unless otherwise indicated.

3.2 HARDWARE SCHEDULE

A. Hardware Set No. 1 (Offices / Conference Room):

1. Hinges.
2. Bored entry lock (F81).
3. Nameplate (clear acrylic with polished edges – DROP-IN Nameplate System by Smith Graphics Inc. or approved equal).

B. Hardware Set No. 2 (IT Room / Janitor's Room):

1. Hinges.
2. Bored storeroom lock (F84).
3. Two kick plates.

C. Hardware Set No. 3 (Toilet Rooms):

1. Hinges.
2. Bored privacy lock (F76).
3. ADA compliant marble threshold.
4. Two kick plates.
5. ADA Compliant Symbol of accessibility on each toilet room, designating MEN and WOMEN

D. Hardware Set No. 4 (NOT USED):

E. Hardware Set No. 5:

1. Hinges
2. Bored entry lock with remote access.
3. Closer.

F. Hardware Set No. 6:

1. Bifold door set including overhead track, hangers, pivots, hinges, and knobs.

G. Hardware Set No. 7 (Existing Exterior Exit Door):

1. Weather stripping.

2. Door bottom.
3. ADA compliant exterior threshold.

END OF SECTION 08710

SECTION 09260 - GYPSUM BOARD ASSEMBLIES

PART 1 - GENERAL

1.1 SECTION REQUIREMENTS

- A. Submittals: Product Data.

PART 2 - PRODUCTS

2.1 METAL FRAMING AND SUPPORTS

- A. Steel Framing Members, General: ASTM C 754.
 - 1. Steel Sheet Components: ASTM C 645, with manufacturer's standard corrosion-resistant zinc coating.
- B. Partition and Soffit Framing:
 - 1. Studs and Runners: In depth indicated and 0.0179 inch thick, unless otherwise indicated.
 - 2. Flat Strap and Backing: 0.027 inch thick.
 - 3. Rigid Hat-Shaped Furring Channels: In depth indicated and 0.0179 inch thick.
 - 4. Resilient Furring Channels: 1/2 inch deep, with single- or double-leg configuration.
 - 5. Cold-Rolled Furring Channels: 0.0538 inch thick, 3/4 inch deep.
 - 6. Z-Furring: In depth required by insulation, 1-1/4-inch face flange, 7/8-inch wall-attachment flange, and 0.0179 inch thick.

2.2 PANEL PRODUCTS

- A. Provide in maximum lengths available to minimize end-to-end butt joints.
- B. Gypsum Wallboard: ASTM C 36, in thickness indicated, with manufacturer's standard edges. Regular type, unless otherwise indicated.

2.3 ACCESSORIES

- A. Trim Accessories: ASTM C 1047, formed from galvanized or aluminum-coated steel sheet, rolled zinc, or plastic.
 - 1. Provide cornerbead at outside corners, unless otherwise indicated.
 - 2. Provide LC-bead (J-bead) at exposed panel edges.
 - 3. Provide control joints where indicated.
- B. Joint-Treatment Materials: ASTM C 475.
 - 1. Joint Tape: Paper, unless otherwise recommended by panel manufacturer.
 - 2. Joint Compounds: Drying-type, ready-mixed, all-purpose compounds.

- C. Miscellaneous Materials: Auxiliary materials for gypsum board construction that comply with referenced standards.

PART 3 - EXECUTION

3.1 INSTALLATION

- A. Install steel framing to comply with ASTM C 754 and with ASTM C 840 requirements that apply to framing installation and with United States Gypsum's "Gypsum Construction Handbook."
- B. Isolate steel framing from building structure, except at floor, to prevent transfer of loading imposed by structural movement.
 - 1. Where studs are installed directly against exterior walls, install asphalt-felt or foam-gasket isolation strip between studs and wall.
- C. Install and finish gypsum panels to comply with ASTM C 840 and GA-216.
 - 1. Isolate gypsum board assemblies from abutting structural and masonry work. Provide edge trim and acoustical sealant.
 - 2. Single-Layer Fastening Methods: Fasten gypsum panels to supports with screws.
- D. Finishing Gypsum Board Assemblies:
 - 1. Unless otherwise indicated, provide Level 4 finish: Embed tape and apply separate first, fill, and finish coats of joint compound to tape, fasteners, and trim flanges.
 - 2. At concealed areas, unless a higher level of finish is required for fire-resistance-rated assemblies, provide Level 1 finish: Embed tape at joints.
 - 3. At substrates for tile, provide Level 2 finish: Embed tape and apply separate first coat of joint compound to tape, fasteners, and trim flanges.

END OF SECTION 09260

SECTION 09310 - CERAMIC TILE

PART 1 - GENERAL

1.1 SECTION REQUIREMENTS

- A. Submittals: Product Data and Samples.

PART 2 - PRODUCTS

2.1 CERAMIC TILE

- A. Ceramic tile that complies with standard grade requirements in ANSI A137.1, "Specifications for Ceramic Tile."
- B. Ceramic Mosaic Floor Tile:
 - 1. Available Products:
 - a. DALTILE
 - 2. Surface: Slip resistant, with abrasive admixture.
 - 3. Module Size: 2 by 2 inches.
 - 4. Color: D156 BROWNSTONE RANGE
 - 5. Tiles mounted, by manufacturer's standard method, into sheets.
- C. Glazed Wall Tile: Cushion-edged, flat tile.
 - 1. Available Products:
 - a. DALTILE
 - 2. Module Size: 4-1/4 by 4-1/4 inches.
 - 3. Color: 0799 PEARL WHITE.
- D. Tile trim units that match characteristics of adjoining flat tile.
- E. Where indicated, protect exposed surfaces of tile against adherence of mortar and grout by factory precoating them with a hot-applied continuous film of petroleum paraffin wax. Do not coat unexposed tile surfaces.

2.2 INSTALLATION MATERIALS

- A. Setting and Grouting Materials: Comply with material standards in ANSI's "Specifications for the Installation of Ceramic Tile" that apply to materials and methods indicated.
 - 1. Thin-Set Mortar Type: Dry-set portland cement.

- 2. Grout Type:
 - a. Available Products:
 - 1) MAPEI
- 3. Grout Color: 09 GRAY, 14 BISCUIT.

- B. Setting-Bed Accessories: ANSI A108.1A.
- C. Cementitious Backer Units: Complying with ANSI A118.9, of thickness indicated.

2.3 STONE THRESHOLDS

- A. White, honed marble thresholds complying with the Marble Institute of America's Group A requirements for soundness, and with ASTM C 503 fabricated to be not more than 1/2 inch above adjoining finished floor surfaces, with transition edges beveled on a slope of no greater than 1:2.

PART 3 - EXECUTION

3.1 INSTALLATION

- A. Comply with tile installation standards in ANSI's "Specifications for the Installation of Ceramic Tile" that apply to materials and methods indicated.
- B. Comply with TCA's "Handbook for Ceramic Tile Installation."
- C. Floor Tile Installation Method[s]:
 - 1. Over Concrete Subfloors: TCA F113 (thin-set mortar bonded to concrete slab).
- D. Wall Tile Installation Method[s]:
 - 1. Over Gypsum Board: TCA W243 (thin-set mortar bonded to gypsum board).
 - 2. Over Cementitious Backer Units: TCA W244 (thin-set mortar bonded to cementitious backer units).
- E. At showers, tubs, and where indicated, provide cementitious backer units and treat joints to comply with ANSI A108.11.
- F. Lay tile in grid pattern, unless otherwise indicated. Align joints where adjoining tiles on floor, base, walls, and trim are the same size.
- G. Perform cutting and drilling of tile without marring visible surfaces. Carefully grind cut edges of tile abutting trim, finish, or built-in items for straight aligned joints. Fit tile closely to electrical outlets, piping, fixtures, and other penetrations so plates, collars, or covers overlap tile.

END OF SECTION 09310

SECTION 09511 - ACOUSTICAL PANEL CEILINGS

PART 1 - GENERAL

1.1 SECTION REQUIREMENTS

- A. Submittals: Product Data and material Samples.
- B. Surface-Burning Characteristics of Panels: ASTM E 1264, Class A materials, tested per ASTM E 84.
- C. Fire-Resistance-Rated Assemblies: Provide materials and construction identical to those tested in assemblies per ASTM E 119 by an independent testing and inspecting agency acceptable to authorities having jurisdiction.

PART 2 - PRODUCTS

2.1 ACOUSTICAL PANELS

- A. Available Products:
 - 1. USG Interiors, Inc. – “Fissured” 2x4x5/8” square edged – White – or prior approved equal.

2.2 CEILING SUSPENSION SYSTEM

- A. Direct-hung; ASTM C 635, heavy-duty structural classification.
 - 1. Available Products:
 - a. Donn Brand DXL or prior approved equal
 - 2. Color: White.
- B. Attachment Devices: Sized for 5 times the design load indicated in ASTM C 635, Table 1, Direct Hung, unless otherwise indicated.
- C. Wire Hangers, Braces, and Ties: Zinc-coated carbon-steel wire; ASTM A 641/, Class 1 zinc coating, soft temper.
 - 1. Size: Provide yield strength at least 3 times the hanger design load (ASTM C 635, Table 1, Direct Hung), but not less than 0.135-inch- diameter wire.
- D. Seismic Struts: Manufacturer's standard product designed to accommodate seismic forces.
- E. Seismic Clips: Manufacturer's standard seismic clips designed to secure panels in place.
- F. Hold-Down Clips: Manufacturer's standard product; provide at 24-inch

PART 3 - EXECUTION

3.1 INSTALLATION

- A. Ceiling Suspension System Installation: Comply with UBC Standard 25-2 and CISCA's "Ceiling Systems Handbook."
 - 1. Additional Seismic Requirements: CISCA's "Recommendations for Direct-Hung Acoustical Tile and Lay-in Panel Ceilings--Seismic Zones 3 & 4."
 - 2. Additional Seismic Requirements: ASTM E 580.

END OF SECTION 09511

SECTION 09651 - RESILIENT FLOOR TILE

PART 1 - GENERAL

1.1 SECTION REQUIREMENTS

- A. Submittals: Product Data and Samples.
- B. Fire Test Response: Resilient tile has critical radiant flux classification of Class I, not less than 0.45 W/sq. cm per ASTM E 648.
- C. Extra Materials: Deliver to Owner 1 box for every 50 boxes or fraction thereof, of each type and color of resilient floor tile installed.

PART 2 - PRODUCTS

2.1 VINYL COMPOSITION FLOOR TILE - F4

- A. Available Products:
 - 1. ARMSTRONG or approved equal
- B. Color and Pattern: 51911 CLASSIC WHITE
- C. Thickness: 0.125 inch.
- D. Size: 12 by 12 inches.

2.2 INSTALLATION ACCESSORIES

- A. Trowelable Leveling and Patching Compounds: Latex-modified, portland cement- or blended hydraulic cement-based formulation provided or approved by flooring manufacturer for applications indicated.
- B. Adhesives: Water-resistant type recommended by manufacturer to suit resilient products and substrate conditions indicated.
- C. Metal Edge Strips: Extruded aluminum in maximum available lengths to minimize joints.

PART 3 - EXECUTION

3.1 INSTALLATION

- A. Prepare concrete substrates according to ASTM F 710. Verify that substrates are dry and free of curing compounds, sealers, and hardeners.
- B. Lay out tiles so tile widths at opposite edges of room are equal and are at least one-half of a tile.

- C. Match tiles for color and pattern by selecting tiles from cartons in same sequence as manufactured and packaged. Lay tiles with grain running in one direction.

END OF SECTION 09651

SECTION 09653 - RESILIENT WALL BASE AND ACCESSORIES

PART 1 - GENERAL

1.1 SECTION REQUIREMENTS

- A. Submittals: Product Data and Samples.
- B. Extra Materials: Deliver to Owner at least 20 linear feet, of each type and color of resilient wall base installed.

PART 2 - PRODUCTS

2.1 WALL BASE – B1

- A. Available Products:
 - 1. JOHNSONITE, or approved equal
- B. Color and Pattern: 63 'BURNT UMBER'
- C. Height: 4 inches.
- D. Lengths: coils in manufacturer's standard lengths.
- E. Outside Corners: premolded.
- F. Inside Corners: **[premolded]**.

2.2 INSTALLATION ACCESSORIES

- A. Trowelable Leveling and Patching Compounds: Latex-modified, portland cement- or blended hydraulic cement-based formulation provided or approved by flooring manufacturer for applications indicated.
- B. Adhesives: Water-resistant type recommended by manufacturer to suit products and substrate conditions.
- C. Stair-Tread-Nose Filler: Two-part epoxy compound recommended by resilient tread manufacturer to fill nosing substrates that do not conform to tread contours.

PART 3 - EXECUTION

3.1 INSTALLATION

- A. Prepare concrete substrates according to ASTM F 710. Verify that substrates are dry and free of curing compounds, sealers, and hardeners.

- B. Adhesively install resilient wall base and accessories.
- C. Install wall base in maximum lengths possible. Apply to walls, columns, pilasters, casework, and other permanent fixtures in rooms or areas where base is required.
- D. Install stair-tread-nose filler to nosing substrates that do not conform to tread contours.
- E. Install reducer strips at edges of floor coverings that would otherwise be exposed.

END OF SECTION 09653

SECTION 09681 - CARPET TILE

PART 1 - GENERAL

1.1 SECTION REQUIREMENTS

- A. Submittals: Product Data and Samples.
- B. Comply with CRI 104, Section 6.1, "Site Conditions; Temperature and Humidity."
- C. Extra Materials: Deliver to Owner carpet tiles equal to 5 percent of each type and color carpet tile installed, packaged with protective covering for storage.

PART 2 - PRODUCTS (TO MATCH EXISTING TILE)

2.1 CARPET TILE F1:

- A. Products:
 - 1. SHAW: PATTERN COMMON SENSE; COLOR 80402 'MIST'

PART 3 - EXECUTION

3.1 INSTALLATION

- A. Comply with CRI 104, Section 13, "Carpet Modules (Tiles)."
- B. Install borders parallel to walls.

END OF SECTION 09681

SECTION 09910 - PAINTING

PART 1 - GENERAL

1.1 SECTION REQUIREMENTS

- A. Summary: Paint exposed surfaces, new and existing, unless otherwise indicated.
 - 1. Paint the back side of access panels.
 - 2. Color-code mechanical piping in accessible ceiling spaces.
 - 3. Do not paint prefinished items, items with an integral finish, operating parts, and labels, unless otherwise indicated.
- B. Submittals: Product Data and Samples.
- C. Obtain block fillers and primers for each coating system from same manufacturer as finish coats.
- D. Extra Materials: Deliver to Owner 1 gal. of each color and type of finish coat paint used on Project, in containers, properly labeled and sealed.

PART 2 - PRODUCTS

2.1 PAINT

- A. Available Products:
 - 1. Sherwin Williams or prior approved equal.
 - 2. Colors: As scheduled.
- B. Material Compatibility: Provide materials that are compatible with one another and with substrates.
- C. Material Quality: Manufacturer's best-quality paint material of coating types specified that are formulated and recommended by manufacturer for application indicated.

PART 3 - EXECUTION

3.1 PREPARATION

- A. Remove hardware lighting fixtures and similar items that are not to be painted. Mask items that cannot be removed. Reinstall items in each area after painting is complete.
- B. Clean and prepare all surfaces in an area before beginning painting in that area. Schedule painting so cleaning operations will not damage newly painted surfaces.

3.2 APPLICATION

- A. Apply coatings by brush, roller, spray or other applicators according to coating manufacturer's written instructions.
 - 1. Use brushes only for exterior painting and where the use of other applicators is not practical.
 - 2. Use rollers for finish coat on interior walls and ceilings.
- B. Pigmented (Opaque) Finishes: Completely cover surfaces to provide a smooth, opaque surface of uniform appearance. Provide a finish free of cloudiness, spotting, holidays, laps, brush marks, runs, sags, ropiness, or other surface imperfections.
- C. Transparent (Clear) Finishes: Use multiple coats to produce a glass-smooth surface film of even luster. Provide a finish free of laps, runs, cloudiness, color irregularity, brush marks, orange peel, nail holes, or other surface imperfections.

3.3 INTERIOR PAINT APPLICATION SCHEDULE

- A. Gypsum Board:
 - 1. Low-Luster, Acrylic Enamel: Two coats primer.
- B. Natural-Finish Woodwork:
 - 1. Alkyd-Based, Satin Varnish: Two coats over sealer.
 - 2. Waterborne, Satin Varnish: Two coats over sealer.
 - 3. Waterborne, Full-Gloss Varnish: Two coats over sealer.
 - 4. Wax-Polished Finish: Three coats paste wax over sealer.
- C. Ferrous Metal:
 - 1. Semigloss, Alkyd Enamel: Two coats over ferrous metal primer.

END OF SECTION 09910

SECTION 10801 - TOILET AND BATH ACCESSORIES

PART 1 - GENERAL

1.1 SECTION REQUIREMENTS

- A. Submittals: Product Data.

PART 2 - PRODUCTS

2.1 MATERIALS

- A. Stainless Steel: ASTM A 666, Type 304, No. 4 finish (satin), 0.0312-inch minimum nominal thickness, unless otherwise indicated.
- B. Brass: ASTM B 19, ASTM B 16, or ASTM B 30.
- C. Sheet Steel: ASTM A 1008/A 1008M, 0.0359-inch minimum nominal thickness.
- D. Galvanized Steel Sheet: ASTM A 653/A 653M, G60.
- E. Chromium Plating: ASTM B 456, Service Condition Number SC 2 (moderate service).
- F. Baked-Enamel Finish: Factory-applied, gloss-white, baked-acrylic-enamel coating.
- G. Mirrors: ASTM C 1503, Mirror Glazing Quality, clear-glass mirrors, nominal 6.0 mm thick.
- H. Galvanized Steel Mounting Devices: ASTM A 153/A 153M, hot-dip galvanized after fabrication.
- I. Fasteners: Screws, bolts, and other devices of same material as accessory unit, tamper and theft resistant when exposed, and of galvanized steel when concealed.
- J. Keys: Provide universal keys for internal access to accessories for servicing and resupplying. Provide minimum of six keys to Owner's representative.

2.2 TOILET AND BATH ACCESSORIES

- A. Available Manufacturers:
 - 1. Bobrick (used as the basis of design); prior approved equals.
- B. Paper Towel Dispenser – Waste Receptacle:
 - 1. Basis-of-Design Product: Bobrick B-3644
- C. Toilet Tissue Dispenser:
 - 1. Basis-of-Design Product: Bobrick B-2740

D. Liquid-Soap Dispenser:

1. Basis-of-Design Product: Bobrick B-4112

E. Grab Bar:

1. Basis-of-Design Product: Bobrick B-6806 x 36; B-6806x42

F. Seat-Cover Dispenser:

1. Basis-of-Design Product: Bobrick B-3013

G. Mirror Unit:

1. Basis-of-Design Product: Bobrick B-165 2430

H. Underlavatory Guard:

1. Description: Insulating pipe coverings for supply and drain piping assemblies, that prevent direct contact with and burns from piping, and allow service access without removing coverings.
2. Material and Finish: Antimicrobial, molded plastic, white.

PART 3 - EXECUTION

3.1 INSTALLATION

- A. Install accessories using fasteners appropriate to substrate indicated and recommended by unit manufacturer. Install units level, plumb, and firmly anchored in locations and at heights indicated.
 1. Install grab bars to withstand a downward load of at least 250 lbf, when tested according to method in ASTM F 446.
- B. Adjust accessories for unencumbered, smooth operation and verify that mechanisms function properly. Replace damaged or defective items. Remove temporary labels and protective coatings.

END OF SECTION 10801

SECTION 11451 - RESIDENTIAL APPLIANCES

PART 1 - GENERAL

1.1 SECTION REQUIREMENTS

- A. Submittals: Product Data.
- B. Regulatory Requirements: Comply with provisions of the following product certifications:
 - 1. NFPA: Provide electrical appliances listed and labeled as defined in NFPA 70, Article 100, by a testing agency acceptable to authorities having jurisdiction, and marked for intended use.
 - 2. UL and NEMA: Provide electrical components required as part of residential appliances that are listed and labeled by UL and that comply with applicable NEMA standards.
 - 3. ANSI: Provide gas-burning appliances that comply with ANSI Z21 Series standards.
 - 4. NAECA: Provide residential appliances that comply with NAECA standards.
- C. Accessibility: Where residential appliances are indicated to comply with accessibility requirements, comply with the U.S. Architectural & Transportation Barriers Compliance Board's "Americans with Disabilities Act (ADA), Accessibility Guidelines for Buildings and Facilities (ADAAG)".
- D. Energy Ratings: Provide appliances that qualify for the EPA/DOE ENERGY STAR product labeling program.

PART 2 - PRODUCTS

2.1 RESIDENTIAL APPLIANCES

- A. Microwave Oven: Undercabinet microwave oven, 1.5-cu. ft. capacity, min. 900 W, color white.
- B. Refrigerator/Freezer: Freestanding, frost-free, two-door refrigerator with top-mounted freezer, baked-enamel-on-steel interior cabinet liners.
 - 1. Fresh Food Compartment Volume: 15.6 cu. ft..
 - 2. Freezer Compartment Volume: 5.13 cu. ft..
 - 3. Shelf Area: adjustable glass shelves,.

PART 3 - EXECUTION

3.1 INSTALLATION

- A. Built-in Appliances: Securely anchor to supporting cabinetry or countertops with concealed fasteners. Verify that clearances are adequate for proper functioning and rough openings are completely concealed.
- B. Freestanding Appliances: Place in final locations after finishes have been completed in each area. Verify that clearances are adequate to properly operate equipment.

- C. Test each item of residential appliances to verify proper operation. Make necessary adjustments.
- D. Verify that accessories required have been furnished and installed.

END OF SECTION 11451

SECTION 12491 - HORIZONTAL LOUVER BLINDS

PART 1 - GENERAL

1.1 SECTION REQUIREMENTS

- A. Submittals: Product Data and Samples.
- B. Provide blinds passing flame-resistance testing according to NFPA 701.
- C. Product Standard: Unless otherwise indicated, comply with WCMA A 100.1.

PART 2 - PRODUCTS

2.1 HORIZONTAL LOUVER BLINDS

- A. Available Products:
 - 1. Levolor
 - 2. Hunter Douglas
 - 3. Verosol
 - 4. Other approved equal
- B. Color: as selected from standard range of colors.
- C. Louver Slats: Aluminum, polyester coated.
- D. Slat Width: 1 inch (miniblinds).
- E. Tilt Operation: Manual with wand.
- F. Valance: Manufacturer's standard.
- G. Mounting: As indicated.
- H. Fabrication: Comply with AWCMA Document 1029, unless otherwise indicated.
 - 1. Fabricate concealed components from noncorrodible or corrosion-resistant-coated materials.
 - 2. Provide lifting and tilting mechanisms with permanently lubricated moving parts.

PART 3 - EXECUTION

3.1 INSTALLATION

- A. Install blinds level, plumb, and located not closer than 1 inch to interior face of glass.
 - 1. Flush Mounted: Install blinds with louver edges flush with finish face of opening if slats are tilted open.
 - 2. Jamb Mounted: Install headrail flush with face of opening jamb and head.
 - 3. Head Mounted: Install headrail on face of opening head.
 - 4. Recessed: Install headrail concealed within blind pocket.
- B. Adjust horizontal louver blinds to operate smoothly and easily throughout entire operational range.

END OF SECTION 12491

SECTION 15410 - PLUMBING FIXTURES

PART 1 - GENERAL

1.1 SECTION REQUIREMENTS

- A. Submittals: Product Data for each type of plumbing fixture.
- B. Comply with requirements of Public Law 102-486, "Energy Policy Act," regarding water flow rate and water consumption of plumbing fixtures.
- C. Comply with applicable standards below:
 - 1. National Sanitation Foundation Construction: NSF 61.
 - 2. Public Law 90-480, "Architectural Barriers Act"; and Public Law 101-336, "Americans with Disabilities Act."
 - 3. Public Law 102-486, "Energy Policy Act."

PART 2 - PRODUCTS

2.1 WATER CLOSET

- A. Vitreous-China Water Closet: ADA Compliant, elongated, siphon-jet type, floor-mounted, back outlet with close-coupled tank.
 - 1. Available Products:
 - a. Gerber "Aqua Saver" 21-718 or approved equal, color white
- B. Toilet Seat: Elongated, solid plastic open front without cover with bumpers and hardware, Commercial, Heavy-Duty class.
- C. Fixture Support: Vertically adjustable, cast-iron, water-closet carrier with combination support and waste fitting assemblies and tiling frame or setting gage. Include additional faceplate and coupling for water closet at wide pipe space. Compact-type carrier for back-to-back water-closet installation is prohibited.

2.2 LAVATORY

- A. Vitreous-China Lavatory: ADA compliant, wall hanging.
 - 1. Available Products:
 - a. Gerber "Monticello" 12-651 or approved equal, color white.
- B. Faucets: ASME A112.18.1M; cast brass and polished, chrome-plated finish, unless otherwise indicated. Maximum 2.5-gpm flow rate.
 - 1. Handle(s): Dual lever.
 - 2. Available Products:

- a. Gerber 44-050-61 Series, or approved equal
 - C. Drain: Pop-up with NPS 1-1/4 tailpiece, included with faucet.
 - D. Supply and Drain Insulation: Soft-plastic covering; removable at stops and handles.
 - E. Fixture Support: Concealed arm; vertically adjustable, lavatory, chair carrier with heavy-duty, rectangular-steel, upright members; and feet.
- 2.3 SINK
- A. Stainless-Steel Sink: Counter-mounting, self-rimming type, 0.063 inch thick, 1-compartment 21" x 30".
 - B. Faucet: Cast brass and polished, chrome-plated finish, unless otherwise indicated. Maximum 2.5-gpm flow rate.
 - 1. Type: Center set with central inlets.
 - 2. Handle(s): Single-lever toggle.
 - 3. Spout: Swing with aerator.
 - 4. Available Products:
 - a. Gerber "Maxwell" 40-120 series or approved equal
- 2.4 SERVICE SINK
- A. Terrazzo Mop-Service Basin:
 - 1. Available Products:
 - a. Florestone – Model 40 – 32" x 32" or approved equal.
 - B. Faucet: Widespread, cast brass, with supplies on 8-inch centers. Wall braced spout with integral vacuum breaker, pail hook, and hose-thread outlet.
 - C. Mounting: Floor.
 - D. Rim Guard: Manufacturer's standard.
 - E. Drain: NPS 3 with grid strainer.
 - F. Supplies: NPS 1/2 copper tubing with ball, gate, or globe valve.
 - G. Mop Rack:
 - 1. Available Products:
 - a. American Specialities, Inc. Utility shelf with mop holders, drying rod and rag hooks – Model 1315-3, or approved equal.

PART 3 - EXECUTION

3.1 INSTALLATIONS

- A. Install fitting insulation kits on fixtures for people with disabilities.
- B. Install fixtures with flanges and gasket seals.
- C. Install flushometer valves for accessible water closets and urinals with handle mounted on wide side of compartment. Install other actuators in locations that are easy for people with disabilities to reach.
- D. Install tanks for accessible, tank-type water closets with lever handle mounted on wide side of compartment.
- E. Fasten wall-hanging plumbing fixtures securely to supports attached to building substrate when supports are specified, and to building wall construction where no support is indicated.
- F. Fasten floor-mounted fixtures to substrate. Fasten fixtures having holes for securing fixture to wall construction, to reinforcement built into walls.
- G. Fasten wall-mounted fittings to reinforcement built into walls.
- H. Fasten counter-mounting plumbing fixtures to casework.
- I. Secure supplies to supports or substrate within pipe space behind fixture.
- J. Set shower receptors and mop basins in leveling bed of cement grout.
- K. Install individual supply inlets, supply stops, supply risers, and tubular brass traps with cleanouts at fixture.
- L. Install water-supply stop valves in accessible locations.
- M. Install traps on fixture outlets. Omit traps on fixtures having integral traps. Omit traps on indirect wastes, unless otherwise indicated.
- N. Install disposers in sink outlets. Install switch where indicated, or in wall adjacent to sink if location is not indicated.
- O. Install hot-water dispensers in back top surface of sink or in counter with spout over sink.
- P. Install escutcheons at wall, floor, and ceiling penetrations in exposed, finished locations and within cabinets and millwork. Use deep-pattern escutcheons where required to conceal protruding pipe fittings.
- Q. Seal joints between fixtures and walls, floors, and counters using sanitary-type, one-part, mildew-resistant, silicone sealant. Match sealant color to fixture color.
- R. Install piping connections between plumbing fixtures and piping systems and plumbing equipment. Install insulation on supplies and drains of fixtures for people with disabilities.
- S. Ground equipment. Tighten electrical connectors and terminals according to UL 486A and UL 486B.

END OF SECTION 15410